

ASSESSMENT REPORT
OF
THE KANDI TRACT
OF
THE JAMMU TAHSIL OF THE JAMMU PROVINCE

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WITH
*Settlement Commissioner's & Revenue Member's
Reviews & Council Orders thereon.*



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ASSESSMENT REPORT

OF

PAHARI & KANDI CIRCLES OF TAHSIL JAMMU.

CHAPTER I.

INTRODUCTION & DESCRIPTION.

Introduction. Jammu Tahsil contains 335 villages; 199 of these and parts of four others are included in the Maidani Tract the Assessment Report on which was written by Mr. Stow, late Settlement Commissioner, the remainder lie in the tract now under report but two of these are included in the Jagir of General Raja Sir Hari Singh and are excluded from settlement operations; this report therefore deals with 130 whole villages and parts of four. The reasons as to why the settlement operations and measurement work occupied such a long period, have been fully discussed by the Settlement Commissioner, and it is superfluous for me to reiterate them here. I may, however, add that settlement work has suffered considerably on account of frequent transfers in the staff of the department. The measurement work of the tract under report commenced in S. 1973 and ended in S. 1980.

(2) *Situation and Boundaries.* The tract under report is bounded on the North by Udhampur and Riasi tahsils, on the South by the Maidani Tract of this tahsil, on the east by Samba and Ramnagar tahsils and on the west by Akhnur tahsil.

(3). *Area*

<i>Details</i>	<i>Total Area</i>	<i>Under cultivation</i>
Previous Settlement	233 Sp: Miles	60 Sq: Miles
Present ,,	226 Sq: Miles	59 Sq: Miles

The decrease in the total area may be explained by the accuracy of the present measurement work, whereas that in the area under cultivation is attributable to loss occasioned by diluvion and a large area having become waste.

(4) *Physical Features.* The *ilaga* under report can be classed as under:—

(1) Pahari Tract

(2) Kandi Tract

Pahari Tract. This tract extends from the Karai Dhar to Jammu City. The tract is interwoven with a large number of Streams and nalas. The Tawi and Jajjar are perennial streams and irrigate a limited area. The other nalas are merely seasonal streams which gush in rainy season only and are not then easily fordable. Death of several persons,

occasioned by the sweeping currents of these Nalas, is a usual phenomenon every year. Springs and *baolis* generally supply water for drinking purposes; well water is also used in several places. This area may conveniently be divided into four kinds:—

- [1] Undulating Area.
- [2] Uneven Area.
- [3] Even Area.
- [4] Sandy Even Area.

(1) *Undulating Area*. This area is situated on Mountains. The Soil contains an admixture of stones, pebbles and gravel. The whole of the rainwater that falls on it, flows down. The soil is poor, harvest depends upon abundant rains and sufficient manure. Gujars & zamindars who own large numbers of cattle, are generally found in possession of such areas which are commonly located near forests.

(2) *Uneven*. Generally uneven areas are to be found near *abadis*. The *zamindars* improve the productive power of this type of soil by casting manure on it. Such areas are *Do-Fasli*. As compared with undulating areas, this needs less rainfall because the soil is capable of retaining moisture for a considerable period.

(3) *Even*. The soil is good and retains moisture for a sufficiently long period, but being away from habitation, the *zamindars* generally grow *Rabi* crops only. However at some places, the earth is not sufficiently deep and contains sandstone and round pebble stratum underneath and these lands are inferior and do not yield good harvests.

(4) *Sandy Even Area*. Is the area containing a large proportion of sand and located on the banks of streams and *Khads*. Such area is mostly found in the Daroon Ilaga, which has now been amalgamated with Chakla Pahari. The area is capable of retaining a good deal of moisture on account of its proximity to the banks of *Khads* and *Nalas*. The area yields good harvests even in scanty rains, but abundance of rain causes damage to harvests.

Kandi Circle. As in the case in the Pahari Circle, this tract is also traversed by a large number of *Nalas* & *Khads*, which instead of serving any useful purpose do vast damage in the shape of eroding land by water action. During the course of their flow it is difficult to wade through them. When overflowed, these *Khads* sometimes occasion loss of human life. The water however does not remain in these *Khads* for a long time. Much trouble is felt in obtaining water for drinking purposes. Mostly people have to depend upon tanks for supply. In summer even tanks get dry and the *zamindars* are so much occupied in making arrangements for water for their own and their cattle's use, that they cannot afford time for any other work. Sometimes they have to bring water from a distance of three or four miles in the scorching and excruciating heat of summer. Many people on account of this water trouble and scarcity shift to the *ilaga* irrigated by canals,

and their cattle migrate with them. In some places wells exist, but the sub-soil water is very deep.

The tract is divided into two parts by the Tawi River, the larger portion lying on western bank, and the lesser on the eastern bank. To give a succinct idea of the tract I would divide it into (a) *That*, (b) *Kangar* and (c) *Kandi*.

(a). *That*. This sort of soil is found on both sides of the river, but that of the western Side is of better quality. The *That* area is even and commonly free from stones. The soil is good and retains moisture for a long time.

(b). *Kangar*. Such areas are located on hills, and the soil is sloping, uneven and inferior.

(c). *Kandi*. The greater portion of the circle is composed of this sort of soil and may be termed Kandi in the strictest sense of the word. It is replete with stones in the proportion of 3 to 1, as compared with earth. A great admixture of stones proves a great hindrance in ploughing. The soil assumes a dry appearance even in rains. No sooner does it rain, than the water flows down. No loss is ever occasioned to the harvest by the excess of rain which yield rather a rich crop. Scanty rains are always detrimental to the harvest. The dearth of rain generally results in a poor crop which sometimes gets parched up.

(5). *Climate*. The climate of the *ilaga* under report varies, in different places.

(a). *Pahari circle*. In Chakla Pahari, Northern portion, there are comparatively more forests. People drink water from springs and *Baolis*. Maize is their staple food. There is not much vitality in the food and water, the climate is indifferent and the physical health of the people far from good.

In Southern portion of Chakla Pahari, known as "Daroon" baolis, wells (both *pucca* and *kachha*) and *nalas* supply drinking water, which being unsuitable brings on deterioration in health. The atmosphere is very cold and moist. Maize is the staple food of the people, who are weak in constitution. Owing to unwholesome climate conditions, some people have been found to be suffering from goitre. This *ilaga* is more subject to periodical malarial attacks, than the Kandi.

(b). *Circle Kandi*. People generally use tank water. Few villages are fortunate enough to have wells which are often located at long distances from the *abadi* and are very deep. Water is scarce in summer, when provision of water for persons and cattle is too absorbing to leave time for any other occupation. The owners of herds of cattle, owing to the trouble of water scarcity, migrate temporarily to the Andhar and other *Ilagas* irrigated by canals. Wheat, barley and *bajra* are the staple food

of the people of this *ilaga*. The climate is wholesome, and the physical health of the people satisfactory. Owing to the mixture of fresh and putrid water, guinea-worm germinates in tank water, which when drunk causes a vexatious disease known as *narva*.

Excepting a few villages situated in the neighbourhood of Jammu City, the *ilaga* under report is immune from plague epidemics, but influenza occasioned much loss of life in 1975. There is no hospital in the whole tract except in Jammu. Generally people are accustomed to indigenous and *Unani* treatments. Literate and intelligent people go to hospital for medical aid, while the illiterate resort to it as a last recourse when at the point of death. Malarial fever and smallpox claim a heavy toll of human lives.

(6). *Rivers and Nalas*. In the *ilaga* under report the Tawi and Jajjar are the only two streams which flow permanently throughout the year. Some water remains in *Nalas Balin* and *Chairo* in the rainy season and winter, and gives ordinary moisture to those very few tracts of land that lie in the vicinity of the banks of these *nalas*. Besides these, there are innumerable *khads* and *nalas*, which run whenever rain falls in rainy season and winter. During the remaining part of the year they are absolutely dry. Irrigation is impracticable by means of these *nalas* and *khads*. Loss of diluvion is however caused by them. In the inundation which follows the rains and lasts only for a short interval, it is not only difficult, but also dangerous to wade across them. Since the last settlement these *nalas* have destroyed 454 acres of cultivated land and there has been accretion by alluvion of only six acres. Most of the villages in the eroded area are not included in the Alluvion and Diluvion List.

(7). *Rainfall*. The following table gives the average annual rainfall of this tahsil and the adjoining tahsils of Akhnur, Samba, Ramnagar, Udhampur and Riasi:—

Statement of Rainfall:—

Year.	Jammu.		Domana of Jammu.		Samba.		Akhnur.		Kiasi.		Udhampur.		Ramnagar.	
	Kharif.	Rabi.	Kharif.	Rabi.	Kharif.	Rabi.	Kharif.	Rabi.	Kharif.	Rabi.	Kharif.	Rabi.	Kharif.	Rabi.
1910-11	30.24	1.45	...	...	...	...	37.86	17.86	63.89	36.15	...	...	...	...
1911-12	16.19	15.34	...	...	...	...	24.32	9.9	29.29	21.38	...	...	...	...
1912-13	18.04	8.38	...	...	...	...	30.6	6.84	39.47	14.17	...	...	...	...
1913-14	23.59	6.56	...	...	...	...	32.44	11.03	56.58	21.21	...	...	...	...
1914-15	37.86	12.98	44.6	11.2	...	...	43.41	16.3	61.86	24.69	...	...	...	...
1915-16	17.43	9.66	20.3	2.4	...	...	33.73	4.69	29.04	10.08	39.31	7.29	60.26	29.98
1916-17	43.86	3.05	38.0	2.9	55.02	10.29	44.83	4.75	58.35	13.43	63.28	11.48	45.93	9.31
1917-18	55.49	7.35	50.2	15.15	68.43	16.47	84.02	13.39	75.03	22.75	17.75	24.47	66.55	22.72
1918-19	19.15	10.44	16.2	9.15	17.82	10.56	15.24	10.94	22.95	22.4	41.9	16.53	67.37	26.28
1919-20	39.97	9.16	40.9	6.4	34.3	10.15	40.61	11.36	59.39	18.36	24.6	16.18	18.58	17.37
1920-21	15	6.49	15.05	2.05	18.45	2.83	19.54	4.68	26.86	6.97	50.89	8.6	41.27	17.76
1921-22	18.17	3.72	15.55	5.50	29.03	6.37	35.59	7.8	42.7	11.48	55.38	15.46	27.46	12.55
1922-23	22.04	14.25	22.50	10.75	25.77	15.2	35.35	15.03	62.88	21.66	48.22	22.8	64.93	12.26
1923-24	29.11	12.13	24.20	8.40	28.75	8.07	40.31	11.41	50.2	16.76	4.41	16.45	60.65	20.04
													53.94	21.51
Total ...	386.14	120.96	287.50	74.90	277.59	79.94	517.85	145.98	678.39	261.49	345.74	139.26	506.94	189.76
Average per year.	27.58	8.64	28.75	7.49	34.7	9.99	36.99	10.43	48.46	18.68	38.41	15.47	50.69	18.98

The average rainfall in this tahsil from 1910 to the present time is less than that in Akhnur and Samba Tahsils which resemble this tahsil in most respects. Especially in *Kharif* harvest there is a marked shortage. The rainfall is much less here than in Riassi, Udhampur and Ramnagar tahsils which adjoin the tract under report. But as they are hilly tahsils and in other respects they differ considerably from the *ilaga* under report; a comparison of shortage in rainfall is not weighty. The irrigated area in this tahsil is very small viz 119 acres. The area under report depends for its production on rain only. If the rains are timely and abundant, harvest is good. If the case is otherwise, production is poor. As compared to *Rabi*, rains are more frequent during *Kharif* harvests, and this is satisfactory.

I give below a table which shows how much rain is needed in the tract under report, in each month. This result is partly based upon discussion with the *Zamindars* and partly upon my personal knowledge:-

DETAILS.	KHARIF.						RABI.								Total whole year
	May.	June.	July.	August.	September.	Total.	October.	November.	December.	January.	February.	March.	April.	Total.	
Number of Rainfalls.	..	2	3	4	3	17	1	1	1	1	2	1	..	7	24
Rain in inches.	..	4	14	7	5	30	1	2	2	2	2	1	..	10	40

A comparison of the above two statements leads me to the conclusion that on the whole the rains are insufficient and besides are not timely and well distributed.

(8) *Trees and Forest Products.* The area under report is naturally divided into two parts (1) Kandi (2) Pahari. *Chil* (Pine Trees) are found at the higher altitudes in the Pahari *Ilaga*. Banesri trees such as Dhaman, Amli, Khair, Phalai, Bilongar and shrubs (Gorna, Kakoa, Dhal, Evergreen, Beri) are to be found in abundance in the northern part of Chakla Pahari. *Bakarwals* cause vast damage to the Banesri forests and the higher authorities are considering steps to counteract and exterminate the evil.

In the Southern part of the Chakla Pahari, Banesri trees and bushes are few in number, and are to be found in the cultivated areas or *Araks*, owned by the *Zamindars*. Even these are disappearing daily because the greater portion of the fuel used in Jammu City is supplied from this area.

In the forests of Ilaqa Kandi no trees or thickets are found except Baranker and Ambaltas whose leaves are not eaten by goats and cattle. In the cultivated areas, owned by *zamindars*, however, trees such as Ber, Kikar, Phalai, Khair, Pahal are to be found. Bushes are in abundance in *araks*.

Fruit Trees. Out of fruit trees only mango trees are to be found generally scattered here and there in every part of the tract under report. In a few villages however, inhabited by Thakur Rajputs, they are found planted in gardens.

(9) *Roads, Paths and Lines of communication.* Excepting the Banihal Road which is metalled and passes through Pahari Circle, there is no other road fit for wheeled traffic. Of course lines of communication, under the road cess, pass by the name of roads and are detailed as follows:-

No.	Name of Road	From to	Remarks.
1.	Akhnur Road.	Jammu to Akhnur	In ordinary condition.
2.	Riasi Road	Jammu to Riasi	In ordinary condition.
3.	Banihal Road.	Tunnel to Maund (Tahsil Riasi)	Its condition is far from satisfactory and requires immediate repairs. It is frequently used by a large number of pack-animals.
4.	Ramnagar Road.	Jammu to Ramnagar.	Its condition is moderate.
5.	Samba Road.	Jammu to Bari Brahman.	Some improvements effected by recent repairs.

Pack animals can conveniently be used as transport on the above mentioned roads excepting Tunnel Maund Road. The condition of these roads is rather indifferent. The State has sanctioned a sum of Rs. 15/- per mile for annual repairs, which is quite inadequate for these roads which pass through countless streams and ravines. Not to speak of keeping these roads in a satisfactory state, they cannot even be cleaned once a year with this trifling amount.

(a) *Beasts of Burden.* Camels, mules, ponies, donkeys, and oxen form the usual means of conveyance of goods from one stage to another in this tract. In some places, it is difficult for camels in particular and other pack animals in general, to pass from one stage to another.

(b) *Trade Markets.* Jammu is the only trading centre in this tract.

(10). *Assessment Circles.* (a) The tract under report was divided into three circles in the Last Settlement viz Pahari, Daroon and Kandi. Mr. Stow, the late Settlement Commissioner, with the consultation of R. S. Pandit Ram Dhan, the then Settlement Officer, amalgamated the Daroon Circle in Pahari (vide his letter dated 10—1—1918).

I have inspected all the villages in the *Ilaqa* under report and drawn up my *Haisiat Dehi* notes of all excepting a few, which had already been inspected by the Settlement Officer. Although I was already sufficiently familiar with the villages inspected by the Settlement Officer, yet for the sake of thorough satisfaction and complete ascertainment of facts, I inspected them once again. However with all my knowledge of the villages, gained by inspections, I still availed myself of the opportunity of discussing the matter with the Settlement Officer who has been connected with the operations from the very start, in order to form an idea of the suitability of the circles formed. Apparently there is some variation between *Ilaqa Pahari* and *Daroon*, (fully explained in Article 2 of Last Assessment Report by Rai Bhadur L. Narsingh Dass). Yet the points of similarity far outnumber those of difference. To be brief, the crops in both these tracts depend upon rains; the method of cultivation is identical; all types of grains are sown in both tracts; a close resemblance subsists in the nature of soil and status of the *zamindars*. Apart from these, the revenue rates proposed in the last settlement in both the cases were the same except in *Wrhal II*, where a difference of -/2/- was maintained.

Considering these facts, the amalgamation of the *Daroon Ilaqa* in *Pahari* seems to be proper.

(b) *Chakla Pahari*. The circle runs from *Karai Dhar* to Jammu City and contains three types of Soils [1] Slope situated on hills, where pounded gravel and *koopers* are met with. Water cannot stay there for a single instant. The area is of an inferior kind, and crops depend upon continuous and abundant rains. [2] *Maidani* Area lying between hills or on their borders. The soil is good and retains moisture for some time. But in some villages, the earth is not sufficiently deep, containing strata of stones and sandstone [3] Area which is generally even and is situated on the banks of streams and *Nalas*. Sand is mixed with the soil in reasonable proportion. The area is comparatively moist and in case of ordinary rains, the outturn, of crops is satisfactory. Excessive rains, essential for other classes of soils, do vast damage to crops of this area.

(c) *Kandi Circle*. Starting from the South of Circle *Pahari* of this Tahsil and Circle *Nali* of Samba, it comes into contact with the *Maidani* tract of this Tahsil and some villages of Samba Tahsil. The area included in this circle may be classed under three headings: *Kangar*, *Kandi* and *That*.

(1) *Kangar* is situated on the tops of the hills and is sloping. It is frequently interspersed with stones. Rain water flows down the soil and manure does not stay there. The area is unproductive and crops result only after incessant and frequent rains.

[2] The Kandi Area is full of stones; pebbles, round in shape, are met with in three quarters of the soil and one fourth alone contains earth. The soil yields a normal Crop after continuous and plentiful rains, but even a little shortage renders the area dry and arid.

[3] *That*. The soil is even and of superior quality. Small circular pebbles are occasionally found here and there. The earth is tolerably good and sufficiently deep retaining the moisture of water intact for a considerable period. The Eastern *That* is not so good as the Western.



CHAPTER II.

Fiscal History.

(11) *Fiscal History.* The fiscal history of the tract prior to the regular Settlement is given in detail in the last Assessment Report, paras 18 to 20. The more important features of the same are summarized below:—

Before 1917, revenue was collected in kind, in the proportion of one half, two fifths and one third of the total produce, according to the condition of the soil. Cash assessments were introduced in 1917, but unfortunately no record is forthcoming of this period, even the principles or methods guiding the fixation of revenue are nowhere laid down. Soon after, the tract was assessed to revenue in 1926 by Wazir Punnu, Pandit Ram Kishen and Sardar Shyam Singh, and the assessment was fixed at Rs 60,256/—, which remained current up to 1934, when the historical famine occurred. The *zamindars* suffered terribly and owing to dearth of fodder and grain, most of them deserted their homes and lands to the mercy of the winds and the heavens. In the circumstances, the need for revision of assessment was keenly felt. In 1939, Wazir Punnu, after a cursory examination of the general condition of the *zamindars*, without getting the tract under report measured, fixed the revenue in a lump sum at Rs. 70,510/—, which was paid upto 1944.

Under the general orders of His Highness the Maharaja Sahib Bahadur, a revision took place in 1945. The assessment was fixed at Rs. 69,680/—, which was realized upto 1951. These cursory settlements resulted in the accumulation of arrears of land revenue to the extent of Rs. 3,27,860/— in Jammu tahsil, which includes the tract under report, and this was remitted in 1952 by the Durbar. The regular settlement was carried out in 1952, when the revenue was assessed at Rs. 78,744/— and is in vogue up to this time.

(12) *Regular Settlement and its working.* Assessment in Regular Settlement of 1952 amounted to Rs. 78,744/—. Decreases and increases that have since taken place are mentioned in the following statement:—

S. No:	Decrease on account of	Amount.
1.	Diluvion. ...	Rs. 215
2.	Acquisition of land for Road. ...	„ 53
3.	„ „ Ranbir Canal. ...	„ 552
4.	Acquisition of land for Palaces and Dak Bungalow Dahimi. ...	„ 11
5.	Area brought under State garden in Chak Rakwal and Shiba Villages. ...	„ 26
6.	Area taken by Military Department. ...	„ 6
7.	Uncultivation of land in Sithni and Thangar Villages. ...	„ 79
	Total	Rs. 942

S. No:	Increase on account of	Amount
1.	Nazarana Jagirdars Jandiarh. ...	Rs. 144
2.	Alluvion. ...	" 2
3.	Grant of Lands under Ain No; 6 ...	,,1227
4.	" " Pratap Code. ...	" 74
Total ...		Rs. 1447.

It is clear from the foregoing statement that increase has amounted to Rs. 1,447/—and decrease to Rs. 942/— in the sanctioned Assessment of the last settlement, but this increase or decrease is in no way ascribable to the laxity or harshness of the current settlement. Undeniably eatables have grown dearer in value since the last settlement; but the *zamindars* of the *ilaga* under report, where the crops depend upon timely and sufficient rains and drought has been a general occurrence, have not been benefitted by the prevailing high prices on account of having no surplus produce to dispose of.

(13) *Muafis and Jagirs.* The sub-joined statement shows *Muafis* and *Jagirs* as sanctioned at the last settlement and existing at present:—

Statement of *Muafis* and *Jagirs*:—

Details.	Area.						Revenue.		
	Last Settlement.		Resumed.		In force after remeasurement		Last Settlement.	Resumed.	In force.
	Total Area.	Cultivated.	Total Area.	Cultivated.	Total Area.	Cultivated.			
Unconditional Permanent Muafi.	38	35	...	...	37	35	56	...	56
Conditional Permanent Muafi.	323	248	6	5	326	239	642	14	628
Muafi for life or for 2 or 3 generations.	178	157	31	29	141	125	393	82	* 314
Muafi <i>ta Marzi Sarkar.</i>	37037	9235	1	1	36529	8309	19989	†259	* * 19735
Total. ...	38576	9675	38	35	37024	8708	21080	355	20733

* Includes 3/- assigned since settlement.

† Revenue on land acquired for road. 13-0-0

" " " " " canal 245-0-0

" resumed 1-0-0

259-0-0

* * Includes 5/— assigned since settlement.

Decrease and increase in *Muafis* and *Jagirs* in the *iluga* under report will be fully explicit from the above statement. The difference is so trivial that it calls for no remarks.

The *muafis* amount to Rs. 1295/— only, *jagirs* to Rs. 19439/— which include the bigger *Jagirs* of Jandrah and Saruinsar and smaller ones of Raipur and Aghor. All of them are enjoyed by Thakur Rajputs in reward for meritorious services. As a matter of fact, the *jagirdars* realize land revenue in kind from proprietors and this has caused a serious altercation and quarrel between the *jagirdars* and proprietors (Jandrah and Saruinsar) of which the higher authorities are not unaware. Consequently the Durbar appointed a Committee of several Revenue Officers for investigation into the matter and submission of report, which will be submitted in due course. I was a member of the committee and participated in two or three proceedings before my departure to Srinagar. The committee was unanimous in arriving at the conclusion after a thorough consideration of the grievances of the *zamindars* that their cries and troubles were genuine and well founded. The question of redress and removal of their grievances and the mode of payment of revenue in future, by the *zamindars*, has not yet been finally settled by the committee. In the circumstances, I would avoid any detailed discussion of the matter at this stage, but shall relate only one point to illustrate the hardships the proprietors labour under. In cases where they get their lands cultivated from tenants, half the produce of the cultivated land goes to the tenants and the remaining half is taken away by the *jagirdars*. Nothing is left to the proprietors themselves, and over and above, they are responsible for payment of cesses etc, which they pay out of their own pockets.

(14). *Arrears of Land Revenue and Irrecoverable Sums.*

There were no outstandings prior to the Regular Settlement. Arrears and suspensions posterior to the same are stated below;—

Circles.	Outstandings.					Suspensions			
	S. 1978.	S. 1979.	From S. 1980 to S. 1981.	Other outstandings.	Total.	Rabi S. 1965.	S. 1978	S. 1979	Total.
Puhari	194	14	1985	112	2305	5322	260	161	5743
Kandi	...	467	4757	5804	11028	10168	3824	...	13992
Total	194	481	6742	5916	13333	15490	4084	161	19735

The Jammu Tahsil is notorious in the State for its arrears. Mr. Stow has logically dealt with the question of "Arrears and causes of its accumulation", in para 11 of his Assessment Report on the Maidani Tract of this tahsil, and in my opinion it is superfluous for me to add to his reasoned exposition of the matter. The nature of the soil and condition of the tract under report are fundamentally different from those of the Maidani tract; hence big moneylenders and eminent and distinguished *Ahilkars* have seldom found it worth their while to purchase lands in the *ilaga*, and the *zamindars*, therefore, not finding a convenient market for sale or mortgage, had to borrow large sums on interest. Notwithstanding these features, they were incapable of paying land revenue at proper dates. Three disconcerting factors are responsible for the non-realization of the arrears.

- (1) Officers of the time undoubtedly failed to exert themselves to the utmost in order to recover arrears.
- (2) The accounts of the tahsil were extremely complicated, inaccurate and unintelligible, and lastly
- (3) The financial condition of the *zamindars* was unsatisfactory.

Considering all these points, the Settlement Commissioner deputed an Extra Settlement Tahsildar in the beginning of 1979 to prepare correct accounts of arrears of revenue and "*Abiana*" of this tahsil and he has accomplished a good deal of work entrusted to his care and is busy in grappling with the rest. Other high officers have devoted a good deal of their precious time to the early settlement of accounts. As soon as files after final settlement, by the Settlement Department, are made over to the Revenue Department, prompt and quick attention is being paid to the recovery of arrears, with the consequence that arrears in the tract under report have been considerably minimized and if similar efforts are persisted in, it is expected that all the outstandings will before long be fully cleared. The recovery that has been made so far or is being made now has been possible only after the adoption of harsh and severe measures and generally speaking, the defaulters are making payments out of borrowings or sale of their lands.

Suspended revenue also stands at a high figure; regular files have been prepared for each village, orders regarding realizations or remissions will be passed on a consideration of the merits of each case.

Figures of arrears or suspensions prior to 1960 are not available. Arrears and suspensions are more numerous in the Kandi Circle than in the Pahari. All the facts mentioned above will be kept in view at the time of proposing assessment.

(15) *Takavi*. As far as traceable no *Takavi* has been advanced by the Durbar to the *zamindars* of the *ilaga* under report.

CHAPTER III
General Statistics.

(16) *General Statistics.* The following statement gives the increase and decrease in area since the last settlement:-

Details.			Pahari.	Kandi.	Total.
CULTIVATED.	Cultivated	Last Settlement	16174 15.9 P. C.	22411 14.9 P. C.	38585 25.8 P. C.
		Now	14377 9.9 P. C.	23524 16.3 P. C.	37901 26.2 P. C.
	Kharkana	Last Settlement	...	...	...
		Now	16	...	16
	Arak	Last Settlement	...	117 .1 P. C.	117 .1 P. C.
		Now	2429 1.7 P. C.	606 .4 P. C.	3035 2.1 P. C.
	Banjar	Last Settlement	11090 7.4 P. C.	13852 9.5 P. C.	24942 16.9 P. C.
		Now	4169 2.9 P. C.	8724 6 P. C.	12893 8.9 P. C.
	Forests	Last Settlement	26728 17.9 P. C.	7345 4.9 P. C.	34073 22.8 P. C.
		Now	22788 15.8 P. C.	5189 3.5 P. C.	27977 19.3 P. C.
UNCULTIVATED.	Ghair Mumkin	Last Settlement	36800 24.7 P. C.	14508 9.7 P. C.	51308 34.4 P. C.
		Now	34074 30.4 P. C.	18915 13.1 P. C.	62989 43.5 P. C.
Total	Last Settlement		90792 60.9 P. C.	58233 39.1 P. C.	149025 100 P. C.
	Present Settlement		87854 60.7 P. C.	56958 39.3 P. C.	144811 100 P. C.

A diminution of 4214 acres, i. e. 2.9 per cent has occurred in the total area. This is ascribed to a very careful measurement of land in the present settlement. The cultivated area was 38,585 acres at the last settlement and stands at 37,901 at present. The decrease is due to the cultivated area becoming waste, although a good deal of *Nautor* has also been added.

Arak Banjar Qadim. An increase of 2918 acres has taken place in this direction. As open jungles lack in a proper supply of firewood and grass, therefore the *zamindars* have enclosed *Araks* to meet their own requirements.

Kharkana. 13 Acres of land under *Kharkana* lie in village Khanpur and the remaining 3 acres in other villages. This does not yield any income, as the proprietors generally reserve it for their own personal use.

Banjar Judid and, Qadim. *Banjar* has decreased by 12,049 acres over the last settlement, which is due to the fact that big tracts of jungles and *jar ghairmumkin* were recorded as *Banjar Qadim*.

(17) *Classes of soil.* The classes of soil adopted at the last settlement and those sanctioned by the Settlement Commissioner and entered in the measurement papers at the present settlement together with those taken for assessment purposes are tabulated below:—

Adopted at last Settlement.	Sanctioned by Settlement Commissioner.	Recorded in measurement papers.	Adopted for assessment purposes.
IRRIGATED.			
Chahi	Chahi	Chahi	
Gora Chahi	Nahri	{ Nahri Gora Hail Nahri	
Abi	Abi	{ Abi Gora Hail Abi	Abi Gora Hail Abi
Sailab	Sailab	Sailab	
Gora } Hail }	UN-IRRIGATED		{ Gora Hail Barani Gora Hail Nahri Chahi
	Gora Hail	Gora Hail Barani	
Warhal 1	Warhal 1	Warhal 1	{ Warhal 1 Sailab Nahri
Warhal 11	Warhal 11	Warhal 11	Warhal 11
Khairi	Rakkar	Thangar	Thangar

Gora Hail irrigated by the Ranbir canal and by streams [Tawi, Jhajjar etc] and *kuhls*, have been recorded in measurement papers as *Gora Hail-Nahri* and *Gora-Hail-Abi* respectively.

Bakkar and *Thangar* are synonymous terms.

The general principle followed is that *Nahri* area, for which *abiana* is separately realized, should be assessed with *Barani* area; accordingly this has been observed in the Maidani tract of this *tahsil*. *Gora-Hail-Nahri* and *Nahri*, both of which are irrigated by Ranbir canal have, therefore, been classed with *Gora Hail Barani* and *Warhal 1* respectively. The *Chahi* area is only 6 acres, which being insignificant, has been included in *Gora Hail Barani*. Similarly *Sailab* area being as low as 37 acres has been amalgamated with *Warhal 1*. In case the *zamindars* so desire, this minute division will be borne in mind at the time of distributing assessment on holdings.

DEFINITIONS.

Irrigated soil.

[1] *Nahri* is the area irrigated by Ranbir canal.

[2] *Abi* is the area irrigated by Tawi, Jhajjar & other streams & kuhls.

[3] *Chahi* is the area irrigated by wells *Kachha* or *Pucca*.

Un-irrigated soil.

[1] *Gora*. The area lying in the immediate vicinity of habitation and receiving its filth and dust. Manure is also cast in it.

[2] *Rail*. The area which is manured permanently.

[3] *Sailab* is low lying land on the banks of a stream or a river and retains moisture. The water deposits fertilising silt in such soils at times by its frequent inundations.

[4] *Warhal 1*. An even area containing a good layer of soil and generally yielding one crop annually.

[5] *Warhal 11*. Poor and un-even land prolific in stones and sand.

[6] *Thangar*. An inferior stony, sloping soil, which is cultivated triennially or every four years. Such area has been entered as *Khairi* in the last Settlement.

(18) *Distribution of Soil.* The distribution of different classes of soil is shown in percentage on cultivated area in the following table:—

CIRCLE.	DETAILS.	Irrigated.			Unirrigated.					Total of Cultivated Area.
		Gora Hail Abi.	Abi.	Total.	Gora Hail Barani.	Warhal No. I	Warhal No. II	Thangar.	Total.	
PAHARI.	Last Settlement	...	...	...	19.8	49.3	27	3.9	100	100
	Present Settlement	...	.1	.1	14.6	48.5	30.8	6	99.9	100
KANDI.	Last Settlement	...	...	...	21.5	45.3	25.9	7.3	100	100
	Present Settlement	...	.4	.4	12.7	48.7	32.8	5.4	99.6	100
TOTAL.	Last Settlement	...	...	..	20.8	47	26.4	5.8	100	100
	Present Settlement	...	.3	.3	13.4	48.6	32.1	5.6	99.7	100

I joined the Settlement Department long after the conclusion of measurement work. I have discussed the question of classes of soils with the Settlement Officer and other local officers who have supervised the measurement work. They are of opinion that classes of soils have been carefully recorded in the papers. I have, to some extent, satisfied myself during my tour of *Haisiat Dehi*. I therefore concur with their point of view.

(19) *Irrigation.* The irrigated area in the last settlement was 2 acres only, but now it extends to 140 acres, a detailed examination thereof has been made in Para (17). 119 acres only is the Abi area in the tract under report, out of which 89 acres, owned by Raja Sahib Poonch and Deohri Mubarak, is irrigated by River Tawi, but no revenue will be charged on it. Out of the remaining, 4 acres is irregular *Nautor* and 26 acres is the only area possessed by *zamindars*, out of which 7 acres is watered by the dirty drainage water of the streets of Jammu and 19 acres is irrigated by Jhajjar Stream. Irrigation is done through *zamindari* channels. (*kuhls*).

(20) *Census.* The following table shows the census figures of different periods:-

Circles	S. 1911	S. 1921	Comparing 1911 & 1921		Last Settlement	Present Settlement	Comparing last and Present Settlements.	
			Decrease P. C.	Increase P. C.			Decrease P. C.	Increase P. C.
Pahari	16817	15020	10.7	...	18058	14829	17.9	...
Kandi	27574	27997	...	1.5	23318	27485	...	17.9
Total	44391	43017	3.1	...	41376	42314	...	2.3

Pahari circle.

There has been a fall in population of 17.9 % over the last settlement and the decrease being appreciable deserves detailed treatment. It is due to the looseness of character, syphilis, lack of marriage relations. Poor food and unwholesome climate have had some influence in bringing about this fall.

The increase in Circle Kandi of population to the extent of 17.9% is ascribable to healthy climate and nutritious food. There has been a substantial decrease in the population of agricultural Rajput tribes, who own the bulk of land, owing to want of contraction of marriage relations, yet this is counterbalanced by a large increase in other tribes, who can conveniently obtain brides without much trouble, with the consequence that on the whole the population has grown in numbers. Contagious diseases that have caused loss of life in the tract under report have been dealt with in Para (5). Population per square mile of cultivated area in

each circle is as follows:-

Name of Tahsil	PAHARI				KANDI				TOTAL			
	S. 1911	S. 1921	Last Settlement	Present Settlement	S. 1911	S. 1921	Last Settlement	Present Settlement	S. 1911	S. 1921	Last Settlement	Present Settlement
Jammu	764	673	722	674	745	757	637	745	753	729	701	717
Samba	...	...	...	...	...	...	...	...	644	647	...	...

The population per square mile has somewhat diminished in the current settlement, as compared with the census of 1921. This decrease is not real, as in the settlement only those persons who hold land in any capacity, together with members of their households, have been included. On the contrary, the census has taken note of travellers and other people.

The population per square mile has somewhat decreased in Circle Pahari and increased in Circle Kandi. The *ilaga* under report compares favourably with Tahsil Samba in this respect.

The tract under report is densely populated. Service and more especially military service is the source of income for a fair number of *zamindars*.

(21). *Tribal Distribution.* The following statement gives tribal distribution of Proprietors and Tenants together with percentage of area held:—

Tribe	Proprietors.							Tenants.				
	Village		Details	Area				Village		Area		Revenue
	Whole	Part		Total area	Cultivated		Revenue	Whole	Part	Total area	Cultivated	
					Last Sett.	Now						
1 Sarkar	9	82	Area Percentage	7979 46.9	2300 6	4302 11.4	6932 8.8	...	...	...	...	...
2 Brahman	...	13 49	Area Percentage	1864 8.2	7428 19.2	5933 15.7	14446 18.2	8	76	8636 18.1	2855 18.3	5993 19.3
3 Thakur	...	4 22	Area Percentage	2290 1.6	1218 3.2	1215 3.2	2709 3.4	1	33	1015 5.1	570 3.7	1007 3.2
4 Bhanu	...	1 3	Area Percentage	553 .4	354 .9	249 .6	529 .7	...	...	...	...	...
5 Manhas	Area Percentage	3421 2.4	469 1.2	1029 2.7	1263 1.6	...	...	...	...	...
6 Charak	...	6 4	Area Percentage	4367 3.	1645 4.3	2233 5.9	4566 5.8	...	4	134 .7	95 .6	99 .3
7 Rakwal	Area Percentage	1148 .8	772 .2	585 1.6	896 1.1	...	...	...	...	...
8 Langeh	Area Percentage	9469 6.5	6745 17.5	6811 16.7	14995 18.9	...	13	813 4.1	672 4.3	1802 5.8
9 Thakkar	...	8 46	Area Percentage	40905 28.2	6900 13.8	14958 39.4	30949 39.1	...	32	391 2.5	300 1.9	415 1.4
Total 3 to 9	...	19 92	Area Percentage	62153 42.9	28103 72.9	26580 70.1	55907 70.6	1	82	2353 11.9	1637 10.5	3323 10.7
10 Gujjar	Area Percentage	142 .1	...	107 .3	218 .3	7	6	9426 47.4	7559 48.5	14843 48.
11 Megh	Area Percentage	1244 .9	442 1.1	425 1.1	802 1.5	3	53	1129 5.7	953 6.2	1836 5.9
12 Others	Area Percentage	1429 1	312 .8	524 1.4	894 1.2	4	83	3363 16.9	2562 16.5	4958 16.
Total	...	41 252	Area Percentage	144811 100	385853 100	7901 100	79249 100	23	362	19907 100	15576 100	30953 100

Thakur Rajputs, Manhas, Charak, Langeh, Bhau, Rakwal together with Thakkars pay 70.6 % of the total revenue and both these Circles abound with such castes.

Pandit Ram Chandra Dobey, late Settlement Officer and now Governor Jammu, has laid down in para 32 of his Assessment Report on Samba Tahsil, that the claim of Thakkars about their being Rajputs is not based on facts and hence unacceptable. I find cogent and strong reasons to differ from his point of view. Recently it has been decided by the Rajput Amar Sabha, Jammu, that Thakkars can, in no case, be classed as a separate body distinct from Rajputs. In addition, in the land alienation Act promulgated in the State, Thakkars have been grouped with other Rajputs. In face of the above, I dispense with the need of any further discussion of the matter. That they are part and parcel of the Rajput tribe, admits of no doubt whatsoever.

Thakur Rajputs do not plough with their own hands and at present service is the chief source of their maintenance, but there are signs of growing inclination on their part towards agriculture. Other Rajput castes live on agriculture and service. Their income is mostly derived from the former source.

Thakkars. They eke out their livelihood from the above two means, but they evince a keen interest in agriculture and may be termed sound agriculturists.

The contraction of marriages among agricultural Rajputs and Thakkars even, is full of embarrassment as they have to pay lots of money as the bride's price. This is leading to their deterioration in numbers.

Brahmans. They pay 18.1 % of the total revenue. Although they are good agriculturists, yet the area now in their possession has lessened somewhat in comparison with the last settlement.

(22). *Occupancy Tenants.* Gujjars and Meghs are good agriculturists. The former have acquired occupancy rights extending over large areas. They possess a large quantity of manure which leads to increased production of crops.

(23). *Details of the present and past tenures.*

Assessment Circle	DETAILS	Zamindari		Patidari		Bhainchara		Milkiet Sarkar
		Khas	Bijamal	Mukamal	Ghair Mukamal	Mukamal	Gair Mukamal	
PAHARI	Last Settlement ...	3	12	6	11	10	45	2
	Present Settlement ...	2	13	6	11	11	44	2
KANDI	Last Settlement ...	1	6	1	1	7	24	5
	Present Settlement ...	1	6	1	1	7	24	5
TOTAL	Last Settlement ...	4	18	7	12	17	69	7
	Present Settlement ...	3	19	7	12	18	68	7

In the last settlement the tenure of village Kor Jagir was Bhaiachara Ghair Mukamal, it has now become Zamindari Biljamal on the striking off the names of the absentees. In village Bhangali the sole owner sold a part of his land to other persons, therefore, the tenure of the village has been changed from Zamindari Khalas to Bhaiachara Mukamal. Except the above, no other change in tenures has taken place since the last settlement.

(24) *Cattle.* The appended table gives the total number of cattle as well as cattle per square mile during the last and current settlements:—

Circles	Details		Cow	Ox	Buffaloe		Sheep and Goats	Others	Total
					Female	Male			
P A H A R I	Last Settlement	Total Cattle	6684	4967	3391	572	7169	140	22923
		Per Square Mile	267	199	136	23	287	5	917
	Present Settlement	Total Cattle	6602	4235	2968	221	5703	268	19997
		Per Square Mile	300	193	135	10	259	12	909
K A N D I	Last Settlement	Total Cattle	5468	5710	3027	421	7364	336	22326
		Per Square Mile	156	163	87	12	210	10	638
	Present Settlement	Total Cattle	7441	6736	4015	388	14661	1005	34246
		Per Square Mile	210	182	108	11	396	27	925
T O T A L	Last Settlement	Total Cattle	12152	10677	6418	993	14533	476	45249
		Per Square Mile	203	178	106	17	242	8	754
	Present Settlement	Total Cattle	14043	10971	6983	609	20364	1273	54243
		Per Square Mile	238	186	118	10	345	22	919

Cattle. There has been a decline in all sorts of cattle in Circle Pahari and a substantial increase in animals of all kinds except male buffaloes in Circle Kandi. Decrease in population, inferior grass and a poor grazing area are responsible for a diminution in the former case, and although the area for grazing purposes in Kandi Circle is small, the excess is due to three factors (a) the growth of population (b) a keen demand for *Ghi*, milk and goats at Jammu and other villages (c) the population of Gujars, whose maintenance chiefly depends upon cattle, is increasing day by day. Owing to the stony and hilly nature of the Pahari Circle buffaloes are not very helpful in agriculture, as they cannot endure the heat of the sun with as much forbearance as oxen can. It is no wonder therefore that they should be lessening in numbers.

Beasts of Burden. Oxen for transport purposes are found with *Telis* only, who reside in a few villages. They halt for a short period and perform very little transport work in the *ilaga*. They export salt etc. from Jammu for sale in Bhadarwah and Kishtwar etc. and import walnuts etc. from there for sale at Jammu.

Donkeys. Donkeys are found with potters and *Beldars*, who generally engage in labour in towns and villages.

Other beasts of burden are found with persons of different tribes. Although on the whole their number have increased in comparison with the last settlement, yet they do not suffice to meet the demands of the *ilaga*.

Cattle in the Pahari Circle do not belong to a fine breed but are small sized and lean in body. The fodder is not of a nutritious quality and the grazing fields are sloping and hilly; animals of good breed, even if imported from the Punjab, cannot prove of service here, and will not long survive.

The animals of Circle Kandi are somewhat bigger in size and tougher than those in Pahari Circle. Some persons import oxen from the Punjab but they decline in strength because the *ilaga* is stony and good fodder is not obtainable. Of Course, if calves, are imported from the plains and reared in the *ilaga*, they may get accustomed to the stony tract and render useful services, although they will not prosper as well, as in the Punjab.

The *zamindars* are growing fond of rearing animals of good breed, but natural defects of the soil and poor fodder are proving a serious impediment.

(25) *Miscellaneous Income.* Miscellaneous income derived from other sources is compressed in the table below:—

Details.	PAHARI.			KANDI.			TOTAL.	
	Number of Cattles.	Annual income per head.	Total Income.	Number of Cattle.	Annual Income per head.	Total Income.	Number of Cattles.	Total Income.
Cows for Milk.	8671	12/—	2753	4461	1/—	4461	8132	7214.
Pack Bullocks	10	6/—	60	113	6/—	678	123	738
Buffalo for Ghi	1951	2/8/—	4878	2569	3/—	7707	4520	12585.
Sheep and Goats for Wool etc.	5708	12/-per hundred	684	14661	12/-per hundred	1759	20364	2443.
Mules	38	12/—	468	26	12/—	712	65	1180
Camels	19	18/—	342	89	18/—	1602	108	1944
Donkeys	7	6/—	42	493	6/—	2958	500	3000
Pack Ponies	19	12/—	228	91	12/—	1092	110	1320
Service	...	...	68920	...	...	177547	..	246467
Pension	...	...	...	...	...	786	...	786
Total	...	...	78375	...	...	199302	...	277677

Income from Milk and Ghi. Practically speaking milk and Ghi are generally used for domestic purposes and are not a source of income except to *Gujars*. The standard of income of various circles will be clear from the above statement.

The total income under heads Miscellaneous, Service and Pension amounts to Rs. 2,77,677/—, the major portion of which is contributed by Thakur Rajputs, who maintain themselves only by income derived from service. They either possess no land or some insignificant portion of it. For instance, the annual income of Mauza Raipur is Rs. 56,363/- and this is made up of income from service of Thakur Rajputs. Excluding Thakur Rajputs sufficient number of *zamindars* are employed in the Military and other Departments, but they generally serve in lower capacities and therefore, live from hand to mouth. Their saving may be termed immaterial. Income from service and pensions is spent on payment of revenue and provision of daily needs of life.

(26) *Size of Holdings.*

Average cultivated area per holding and per head.

Circles.	Proprietor.				Occupancy Tenant.			
	Last Settlement.		Present Settlement.		Last Settlement.		Present Settlement.	
	Average per Holding.	Average per proprietor.	Average per Holding.	Average per proprietor.	Average per Holding.	Average per occupancy Tenant.	Average per Holding.	Average per occupancy Tenant.
Pahari	13.4	No entry available	11.7	5.5	2.4	No entry available	1.9	1.5
Kandi	33.7		33.5	7	2.1		1.6	1.5
Total	20.7		19.6	6.4	2.1		1.6	1.5

The average area per holding of Proprietors is larger in the case of Kandi Circle than in that of Pahari Circle. The average area per holding of occupancy tenants is evenly distributed in both the Circles.

Compared with the previous settlement, there has been some decline in average area per holding in Pahari Circle, but this deserves no remark, owing to the consideration that 2000 acres approximately of cultivated land in the last settlement, has now become uncultivated. There is no noticeable change in average area per holding of proprietors in Kandi Circle and average per holding of occupancy tenants in both the circles. The average area possessed by each proprietor in the *ilaga* under question comes up to 6.4 acres. Notwithstanding the consideration, that crops in this *ilaga* depend upon timely and good rains and the quality of land

is far from superior; the area with each holder is more than sufficient and may very well suffice the future requirements of the growing population.

The average per occupancy tenant in both the circles is 1.5 acres, which is sufficient for a bare living, but these persons supplement their income by labour, service and cultivation of other lands as tenants-at-will.

(27) *Plough.*

Statements showing the total number of ploughs and average of cultivated land per plough according to circles:—

Assessment Circle.	Number of Ploughs.		Area per Plough.	
	Last Settlement.	Present Settlement.	Last Settlement.	Present Settlement.
Pahari ...	2329	2233	7	6.4
Kandi ...	2812	3357	8	7
Total ...	5141	5590	7.5	6.8

Pahari Circle shows a decrease of 96 ploughs in comparison with the last settlement, but there has been an addition of 545 ploughs in Circle Kandi. The decline in the former case may be attributed to a decrease in cultivated area and population and increase in the latter direction is the inevitable consequence of growth of population and more land being brought under cultivation. The average area per plough comes to 6.8 acres, which, considering local circumstances, may be deemed sufficient.

(28) *Unsecured Debts.* Unsecured Debt per acre cultivated and per holding and per head in the case of proprietors and occupancy tenants is tabulated below:—

Circles.	Proprietors.				Occupancy Tenants.			
	Total amount of Debt.	Average Debt.			Total amount of Debt.	Average Debt.		
		Average of Debt per Acre.	Average of Debt per Holding.	Average of Debt per Proprietor.		Average of Debt per Acre cultivated.	Average of Debt per Holding.	Average of Debt per Occupancy Tenant.
Pahari ...	76238	5.5	35.7	29.3	91283	25.7	46.6	37.5
Kandi ...	59728	3	26	21	295621	24.6	38.9	35.9
Total ..	135966	4.1	30.7	25	386904	24.9	40.5	36.3

It will be explicit from the afore-mentioned figures that unsecured debt per acre cultivated area and per head in the case of proprietors is greater in Pahari Circle than in Kandi Circle, which is evidently ascribable to the fact that the higher agricultural castes of Rajputs, who form the major portion of proprietors in Kandi *Ilaga*, consider it inconsistent with selfrespect and humiliating to give publicity to the full amount of debt contracted by them.

Debt per acre as well as per head of occupancy tenant is almost evenly balanced in both the circles. The heavy debt incurred by the Gujar tenants, is used in two ways; (a) in the purchase of land [b] in the purchase of cattle. They undertake responsibility to clear off the debt secured for the second object, not in cash but in kind, by a fixed annual or six monthly instalments of *ghi* at cheap rates, far below market ones. The contract is seldom fulfilled and in case of its non-fulfilment, the income from cattle is spent, year after year, in payment of interest. There are indications visible among them of an increasing tendency towards purchase of lands.

Another reason responsible for indebtedness is extravagance among proprietary agriculturists, mostly the agriculturist Rajputs and Thakkars and to some extent Brahmans. There is a dearth of daughters and the number of unmarried persons, who sue for their hands, is excessive. Leaving aside persons in easy circumstances, whose number is meagre, the rest of the *zamindars* for the propagation of their species have to pay large prices for brides. In addition, the *zamindars*, being orthodox and inimical to reform, are compelled to spend lavishly, regardless of their monetary and financial conditions and circumstances on social and religious observances such as marriage, death, *chaubarsi* and pilgrimages. Both these factors are responsible for the pitiable plight of agriculturists, who have to contract debts or to sell lands for their existence in life, which in the long run leads to their fall.

Owing to above mentioned causes, the average of debt per proprietor and cultivator is Rs. 14.5 per acre and Rs. 30.6 per head. In spite of this debt, which is not inconsiderable, several persons remain unmarried throughout their lives and have consequently to die childless.

Though some of the sensible people are painfully feeling these shortcomings, yet the majority being illiterate and orthodox in so far as the giving up of these vicious practices is concerned, they have not been able to arrive at a satisfactory solution of this complicated problem, which calls for immediate handling.

The *ilaga* under report is mostly inhabited by martial races, most of whom contribute to the State and British Forces. Not only in this tahsil, but in the whole Jammu Province, wherever these races reside, future production is being adversely affected, owing to want of contraction of marriages by all males without distinction of their prosperity in life.

I would request that a Committee of selected Officials and Members of the Community may be appointed to go deep into the real causes of these evils and their possible solution; report thereof may be submitted for the consideration of the Darbar.

I made an effort to find out the number of Co-operative Banks in the *ilaga* under report, but I regret to say that the Assistant Registrar has failed to supply me with necessary figures. So far as my information goes, the number of Co-operative Banks is infinitesimally small and these even are not in satisfactory condition. In my opinion, more banks should be started in tracts like the one under report, where the *Zamindars* are backward and poverty stricken.

(29). *Sales and Mortgages.* Information with regard to alienations is contained in Statement No: V

The following table will show the percentages of sales and mortgages on the total cultivated area:—

Assessment Circles	Details	Sales since last Sett:			Mortgages.					
		To Zamindars	To Sahukars	Average per acre (Rs)	Last Sett:			Now.		
					To Zamindars	To Sahukars	Average per acre (Rs)	To Zamindars	To Sahukars	Average per acre (Rs)
Pahari	Ownership ...	4.9	3.1	25	5.6	1.2	17	7.5	2.5	26
	Tenancy ...	1	.3	72	...	...	...	.2	.4	78
Kandi	Ownership ...	2.7	1	46	3.8	3.9	10	2.6	4.1	39
	Tenancy ..	6.1	.4	83	...	...	...	.9	1.2	97
Total	Ownership ..	3.6	1.8	34	4.6	2.8	13	4.5	3.5	33
	Tenancy ...	4.2	...	82	...	...	...	.7	6	94

No information is available as to the sales effected before last settlement. It was at the last settlement that occupancy rights were first enquired into, and recorded in the papers. The persons who were in continuous possession of the land as tenants were given such rights according to the rules in force at the time. For this reason figures for mortgage of tenant rights at last settlement are not ascertainable.

A reference to the above table shows an appreciable difference in the percentages of proprietary sales in the two circles. The sales in the Pahari are larger than those in the Kandi. Rajputs are usually the land-owning classes that predominate in the Kandi circle. They consider it inconsistent with self respect to sell proprietary lands and if the circumstances force them to dispense with any portion of their land, they prefer to sell occupancy rights, thus keeping intact proprietary rights.

As regards the tenancy sales, the table shows the reverse. The Kandi circle shows many such sales because the proprietors sell off tenancy rights as mentioned above and the Gujjar cultivators who abound in the circle are desirous of acquiring as much land as they can possibly procure.

The sale of occupancy rights fetches higher prices than that of the proprietary rights, because in the former case the purchaser can lay full and unrestricted claim to the land while in the latter case the area is often possessed by occupancy tenants who pay only revenue and a small *malikana* in cash to the owner.

Mortgages are generally with possession in the tract under report. Conditional sales are rare and are resorted to by simple folk. Land-lords seldom object to the tenancies being mortgaged to others.

The consideration money for mortgage is higher throughout than the sale prices; mortgaged areas are generally better than those sold; sonless proprietors and extravagant persons often sell lands at less than the market price.

In Kandi the figures for mortgages to *Sahukars* are higher than those for sales to them. The proprietors, to meet their expenses, look to *Sahukars* for cash, while the latter require security for the money advanced. Reluctant as the proprietors are to part with their property permanently, the only course left for the *Sahukars* is to have the land mortgaged as a security for the money advanced. Occupancy rights are rarely sold or mortgaged to *Sahukars* for the following reasons :-

- (1) Tenants hold lands hardly sufficient for their own requirements.
- [2] Proprietors do not like to sell the tenancy rights to *Sahukars* for they can exact no service from them.

In Kandi the value of the land is higher on account of its being near to Jammu and there being many purchasers such as Gujjars, Thakur Rajputs in service etc. competition amongst whom often becomes keen.

Generally lands are sold and mortgaged to pay debts and meet other expenses connected with marriages and deaths as explained in para [28] and in very few cases to redeem lands. In Kandi, agricultural Rajputs and to some extent Brahmans and in Pahari circle, Brahmans and Thakkars are the sellers and mortgagors of the lands.

CHAPTER IV.

SYSTEM OF CULTIVATION.

[30] *The System of Cultivation.* The system followed in the whole *Ilaqa* is orthodox and old fashioned ploughs are used throughout and are suitable. The tract being hilly and stony, the new kinds of ploughs, which are not common even in the Punjab, are not serviceable here.

Gora Hail. This land yields two crops, annually.

Warhal No: I and Sailab. Generally speaking, this land produces three crops bienally and if the quality of land is exceptionally good, it might yield two crops in the year.

Warhal No: II. One crop can be taken out of this land in a year or a year and a half.

Thungar. This land is of an inferior type. Hardly one crop can be produced out of this land triennially.

In *Kharif* harvest, mostly maize is produced in Pahari Circle and millet in Kandi Circle. The *Rabi* crops are identical in both the Circles. Amb Gharota of Kandi holds a high reputation for superior wheat.

Inferior articles are grown in inferior lands, for example *kulth*, *moth*, *till*, millet, *jao*, *goji* and *massar*. Millet *Goji* and Barley are also grown in other lands, but their produce varies with the quality of land.

[31] *Selected Harvests.* The Settlement Officer selected six harvests from *Kharif* 78 to *Rabi* 1981, as his basis for produce estimates in the preparation of "Half Net Assets"; statistics have been prepared accordingly.

The tract under report is hilly, where the harvests depend upon rain and are generally of an inferior sort. The selected harvests are slightly better than the preceding ones. The *Kharaba* recorded is smaller than in *Ilaqa* Kandi of Samba Tahsil, where the conditions are similar to those prevailing in the Kandi of Jammu Tahsil. The *Kharaba* recorded in Circle Bharari, Tahsil Ranbir Singh Pura, which is admittedly a better tract, is higher than that recorded in Kandi Circle of this Tract.

The selected harvests are briefly discussed as follows:-

Kharif 1978. The *Kharaba* recorded on the area sown has been 19.5. Rains were meagre in Har at the time of sowing which was

delayed a little, but the rains being excellent in Sawan and Bhadon and timely in Assuj, the harvest was above average.

Kharif 1979. The *Kharaba* was 31.8. The rains in Har at the time of sowing, were timely and in Sawan 9.55 inches, which was excellent. Rain in Bhadon to the extent of 2.64 inches proved insufficient, but it was followed by good rains in Assuj, hence the crop resulting was normal on the whole.

Kharif 1980. The percentage of *Kharaba* came upto 30.6. The rainfall in Har being 1 inch was insufficient. The rains followed in Sawan and Bhadon were 13.57 and 12.22 inches respectively, which were in excess of actual requirements. A downpour in Assuj .65 inches damaged the crop at the time of its maturity. The crop turned out was only average.

Rabi 1979. The *Kharaba* was recorded at 23.1 %. At the time of sowing in Katik, the rainfall was 1.78 inches. In Poh it was 1.43; in Magh 2.29 and in Phagan .82 and .39 in Chet. Owing to drought in Maghar and poor rains in Phagan and Chet, the crop may be considered as normal.

Rabi 1980. *Kharaba* 12.5 %. There was a drought in Katik and Maghar and the crop was sown late, but subsequent rains were abundant and the *Rabi* harvest was on the whole good.

Rabi 1981. *Kharaba* 14.3 %. In uneven inferior land, the crop suffered to some extent, but on the whole it may be considered as good.

In the Kandi and Nali Circles of Samba Tahsil and Bharari Circle of Ranbir Singh Pura Tahsil, the average of *Kharaba* in the selected harvests has been taken at 33.27 and 24.8 respectively, though the lands in the said circles, are in no wise inferior (rather far superior in the Bharari Circle) to those in the tract under report, where average taken is 22 only. Consequently it can safely be asserted that the harvests selected here are above average, as compared with the said Circles. This fact will be duly borne into mind at the time of proposing revenue.

The following statement shows the percentage of cropped and failed area on the area sown:-

DETAILS		Kharif 1978 and Rabi 1979	Kharif 1979 and Rabi 1980	Kharif 1980 Rabi 1981
K H A R I F	Matured	80.5	68.2	69.4
	Kharaba	19.5	31.8	30.6
	Total	100	100	100
R A B I	Matured	76.9	87.5	85.7
	Kharaba	23.1	12.5	14.3
	Total	100	100	100
T O T A L	Matured	78.7	78.1	77.3
	Kharaba	21.3	21.9	22.7
	Total	100	100	100

(32). *Cropping.* The following table gives [i] the percentages of various crops worked out on the average matured and sown area of a year (ii) the relative importance of crops and changes in them [iii] percentages of failed and matured area on total cultivation as well as on total area sown, as compared with the corresponding figures of the last settlement:—

TOTAL		KANDI		PAHARI		Details				Kharif		Rabi		Total of Kharif and Rabi		Percentage of cultivated area							
Current	Last Sett:	Current	Last Sett:	Current	Last Sett:	Current	Last Sett:	Current	Last Sett:	Current	Last Sett:	Current	Last Sett:	Current	Last Sett:	Current	Last Sett:						
Sown	Matured	Sown	Matured	Sown	Matured	Sown	Matured	Sown	Matured	Sown	Matured	Sown	Matured	Sown	Matured	Sown	Matured						
7.5	9.8	13.3	13.5	1.9	2.4	17.3	24.2	22.6	22.4	.8	19.7	...	1.1	20.7	22.5	13.2	...	100	...	102.6	...	102.6	...
15.4	18.7	15.8	15.9	23.2	28.4	1.5	2.2	.8	.8	19.5	19.7	...	1.1	20.4	22.2	13.	.5	98.8	1.2	103.8	1.3	105.1	1.3
14.1	18	15.9	16.1	13.7	16.6	15.	20.9	19.7	19.5	19.5	19.7	...	1.1	25.4	9.3	17.1	.9	100	28.6	79.9	...	79.9	...
13.8	...	1.	...	12.4	...	16.3	...	...	...	...	...	...	...	18.2	6.6	12.2	.6	71.4	...	111.9	32.	143.9	32.
23	29.5	23.4	23.7	25.8	31.5	25.6	25.4	20.7	20.4	22.2	13.2	...	...	12.3	...	...	...	100	...	117.7	...	117.7	...
6.9	8.8	16.4	16.6	7.1	8.7	12.9	9.3	22.5	22.2	13.	13.	...	...	...	...	...	...	100	...	111.9	...	111.9	...
10.1	12.9	13.6	13.8	8.9	10.9	14.1	17.1	13.2	13.	13.	13.	...	...	...	...	...	...	100	...	111.9	...	111.9	...
1.	1.3	.4	.4	1.2	1.5	.4	.9	.5	.5	.4	.4	...	...	...	...	...	...	100	...	111.9	...	111.9	...
5.2	...	.2	...	5.8	...	...	...	...	...	...	...	...	...	...	...	...	...	100	...	111.9	...	111.9	...
78.	100	98.8	100	81.8	100	98.8	100	100	98.8	98.8	98.8	...	...	...	...	...	...	100	...	111.9	...	111.9	...
22	...	1.2	...	18.2	...	...	...	...	...	...	...	...	...	...	...	...	...	100	...	111.9	...	111.9	...
117.3	91.5	112.7	111.4	120.6	98.6	117.7	79.9	102.6	103.8	103.8	103.8	...	...	...	...	...	...	100	...	111.4	...	111.4	...
25.8	...	1.4	...	22	1.4	...	...	...	1.3	1.3	1.3	...	...	...	...	...	...	100	...	111.4	...	111.4	...
143.1	91.5	114.1	111.4	142.6	98.6	117.7	79.9	102.6	105.1	105.1	105.1	...	...	...	...	...	...	100	...	111.4	...	111.4	...

Kharaba recorded is 22 percent of which Pahari Circle accounts for 28.6 and Kandi Circle for 18.2. At the time of assessment *kharaba* shown, in adjoining Tahsils is 33 percent in Kandi Circle of Samba Tahsil and 24.8 percent in Circle Bharari of Sri Ranbir Singhpora Tahsil. In my opinion, the *kharaba*, recorded in Kandi Circle, compared with adjoining tract, is certainly low and unreliable, because timely and ample rains result in good crops in Kandi Circle, but the statement given does not testify to the abundance of rains. Having personal knowledge of the local conditions and also from investigation during my *Haisiat Dehi* tours, I have arrived at the conclusion that *kharaba* has not been recorded with precision and accuracy. I have briefly mentioned this fact in Para (31); a detailed examination and treatment is no longer necessary, but due regard will be paid to this matter at the time of proposing assessment.

(33). *Principal Crops.* Principal Crops in the tract under report are as follows:—

Maize. This is grown abundantly in Circle Pahari and nominally in Kandi Circle. Generally speaking, this is chiefly used by *zamindars* in winter. It is mostly cultivated in *Hail* lands. In Pahari Circle, this is the *Zamindars* chief staple food in *Kharif*. There has been an increase of 1.6 percent in its harvested area in Circle Pahari, while in Kandi, it has diminished by 5.2 percent as compared with the last settlement.

Millet. The crop is plentiful in Circle Kandi and nominal in Circle Pahari. It can be produced in *Hail* as well as in other inferior lands. It serves the *Zamindars* as an eatable and is their chief *Kharif* staple food in Kandi Circle. This grain is too strong and potent to be easily digestible by the residents of towns and Pahari Circle. There has been an increase of 1.4 percent in villages of Pahari Circle adjoining Circle Kandi and of 2.8 percent in Circle Kandi.

Wheat. Its outturn is the largest in both the Pahari and Kandi Circles in *Rabi* crops. This commodity is sown in abundance and is usually consumed by the *Zamindars*, though some of these in the Kandi Circle especially those who are well-to-do dispose it of at a profit in the Jammu market, but as far as Pahari Circle is concerned, Jammu does not form a market for sale of grain, owing to long distances and difficulty of passage. Wheat is chiefly sown in *Warhal* areas. Its production in the tract under report has increased by 5.8 percent over the last settlement.

Barley. Barley is cultivated in both Pahari and Kandi Circles on lands yielding two crops or inferior lands. A part of it is used by the *Zamindars* themselves and a part serves as fodder for the animals. Its outturn has diminished by 7.8 percent in the *ilaga* under report, as it is not so paying.

Goji. *Goji* is a commodity containing an admixture of wheat and barley. It is sown in both the Circles, in all classes of soils, excepting *Thangar*. It is mostly used by the *Zamindars* for home consumption.

(34) *Crop experiments.* Statement of crop experiments showing the total area and its percentage under experiment & number of experiments:-

Assessment Circle.	Details of Numbers of experiments					Area experimented in Acres.	Percentage of Cultivated Area experimented.
	Naib Tahsildar.	Settlement Tahsildar.	Asstt. Sett. Officer.	Settlement Officer.	Total.		
Pahari	37	5	3	3	48	41	.3
Kandi	24	10	4	...	38	34	.1
Total	61	15	7	3	86	75	.2

Details of experiments conducted will be obvious from the above statement. The above mentioned experiments do not include eight, which being highly inaccurate and very unreliable have been struck out by the Settlement Officer and myself after mature consideration. Gazetted Officers have only conducted ten experiments of some of the Rabi Crops. Other sub-ordinate Officers have only experimented upon wheat, maize, millet, barley and *Goji*, but have omitted several important Crops, such as *sarsun*, *mash*, *kulth*, *mong*, *moth*, *til* etc. Millet has matured to the extent of 28.4 percent in Kandi Circle, but only three experiments of this crop have been carried out during the course of the settlement.

Though subordinate Officers of the rank of Tahsildars and Naib Tahsildars were entrusted with the crop experiments, yet the results obtained are far from satisfactory, as generally good crops have been experimented upon, consequently these have not been of much help to me in forming an estimate of half net assets, for which I shall depend upon local investigation, personal knowledge and produce of adjoining similar tracts.

(35) *Matured Crops.* Statement showing changes in percentage of matured crops according to circles:—

Circles	Last Settlement.		Present Settlement.	
	Kharif	Rabi	Kharif	Rabi
Pahari	43	57	47	53
Kandi	47	53	47	53
Total	45	55	47	53

No alteration has taken place in the matured area in Circle Kandi. The decrease and increase in Pahari Circle is slight and calls for no remarks.

(36) *Damage to Crops.*

Circle Pahari. In this circle crops are mostly damaged by wild beasts, such as jackals, pigs and porcupines *Nilsars* and monkeys also prove ruinous in certain villages. Prior to the last settlement, *Nilsars* were not in evidence in the circle, but their growth in Kandi Circle has been phenomenal, they are met with in large groups in Jandrah and Sangar and in abundance in the Daroon *ilaga* adjoining Kandi Circle.

The maize crop which is the staple food of the residents of the *ilaga* and is cultivated in comparatively large quantities, is exposed to the calamitous ravage of jackals, pigs, porcupines and monkeys. To safeguard this crop, the *zamindars* keep watch day and night in the fields for about two months. Not-with-standing these precautions, the destruction wrought by these animals is appreciable. *Rabi* crop is exposed to less damage than the *Kharif* one.

Kandi Circle. Jackals and *Nilsars* are frequently found in this circle. The jackals only cause serious injury to the maize crop from the time of sprouting of the kernel to its maturity, but *nilsars* ravage all crops in season and out of season. Their numbers are daily increasing and they are met with plentifully in State *Rukhs* and *Araks* of *zamindars*.

Porcupines and pigs are rare and the damage caused by both of them is insignificant. Compared with the last settlement, *Ujara* is on the increase. A new pest, the creation of the rainy season, commonly known as *Trida* and gravely fatal to *Kharif* crops, is in evidence from some years. Even plants and grass once touched by this wretched creature cease to serve as fodder.

CHAPTER V.

P R I C E S

(37) *Prices.* With the exception of Jammu, which is in all respects a big *Mandi* and trade centre, there is no other market for grain coming from the *Ilaqa* under report. Besides Jammu is connected with the Punjab by rail, which facilitates export and import. The data forming the basis for determination of prices for Assessment purposes are (1) Sahukari rates as obtained from moneylenders' Books (2) Fasli Prices of Crops ascertained at different places.

(38) *Sahukari Rates.* A thorough examination of the traders Books of the marginally noted places has been of assistance to me in obtaining necessary figures. As these entries have been made during the conduct of routine business, I see no reason to doubt their reliability. The calculation of prices in annas per maund of principal grains is embodied in the following statement. It is based on average figures of 24 years from 1953 to 1980, with the exception of years from 1975 to 1978, which were left out owing to prevalence of abnormal conditions such as the European War, fall in Currency and general famine:-

Sarninsar, Nagrota, Batgari Dausal
Sunjawan, Amb Garota Kotbhalwal.

(1) Maize	...	31	...	(4) Barley	...	27
(2) Millet	...	30	...	(5) Goji	...	32
(3) Wheat	...	40				

(39) *Harvest Prices.* The *Fasli* prices which are ascertained at the marginally noted centres in Har and Magh for each crop, are published in the State Gazette under Revenue Member's Order No; 17 dated 24-9-1963. They have been calculated on the basis of 24 years from 1953 to 1975 and 1979 to 1980. The reasons for ignoring years from 1975 to 1978 have already been explained in Para No; (38). The prices of important Crops per maund in annas are given below:-

Sarninsar, Nagrota, Drabi
Sunjawan, Amb Garota.

(1) Maize	...	33	...	(4) Barley	29	...
(2) Millet	...	33	...	(5) Goji	33	...
(3) Wheat	...	44				

(40) *Peasantry under debt.* In order to find out the proportion of peasantry under debt returns of debt for each village have been prepared and thoroughly sifted by various Officers on the spot, supplemented by my personal enquiries during my village inspection tours. The

result is embodied in the statement given below:-

Circle	Total area under Debt	Cultivated area under Debt.	Total Debt in rupees.	Average Debt per Acre on Total Area.	Average Debt per Acre on Cultivated Area.
Pahari ...	12168	5789	167521	13.8	28.9
Kandi ..	17476	12870	355349	20.3	27.7
Total ...	29644	18659	522870	17.6	28

It appears from the above statement that landholders of 55 percent of the cultivated area are under debt and the remainder holding 45 percent are free therefrom. Investigation has established it beyond any possibility of doubt that moneylenders purchase grain from debtors at *Sahukari* rates and *zamindars* who are free from debt sell at Harvest rates.

The statement gives below the average of *Sahukari* and Harvest rates per maund in annas:-

	<i>Sahukari</i>	<i>Fasli</i>	<i>Total</i>
Maize	$\frac{31 \times 55}{100} = 17$	$\frac{33 \times 45}{100} = 15$	32
Millet	$\frac{30 \times 55}{100} = 17$	$\frac{33 \times 45}{100} = 15$	32
Wheat	$\frac{40 \times 55}{100} = 22$	$\frac{44 \times 45}{100} = 20$	42
Barley	$\frac{27 \times 55}{100} = 15$	$\frac{29 \times 45}{100} = 13$	28
Goji	$\frac{32 \times 55}{100} = 18$	$\frac{33 \times 45}{100} = 15$	33

(41) *Harvest and Sahukari Prices Discussed.* Sahukari and harvest prices of the tract under report together with the commutation prices sanctioned in adjoining tahsils and adopted for this tract by the Settlement Commissioner are shown in the following table:—

Name of Tahsil.	KHARIF CROPS.										RABI CROPS.									
	Maize	Millet	Mash	Moth	Mandal	Kangni	Til	Tori	Dhan	Kulth	Wheat	Barley	Goji	Grams	Sarshaf	Massar Mattar	Tara Mira	Alsi		
Samba S. 1970.	27	25	36	...	...	...	...	...	...	...	34	22	26	28	30	...	...	...
Rannagar S. 1970.	18	...	...	...	...	...	...	...	...	...	24	16	20	...	...	...	...	...
Udhampur S. 1961.	20	19	...	...	...	...	...	...	...	...	27	19	23	...	...	...	...	...
Jammu Maidani Tract S. 1979.	40	33	48	34	...	22	78	66	40	32	50	28	40	40	67	35	...	59		
Riasi S. 1964	19	19	...	...	...	...	..	...	...	...	25	18	20	...	...	...	...	...
Fasli.	33	33	56	37	27	22	91	61	40	32	44	29	33	44	69	35	64	62		
Sahukari.	31	30	51	32	...	...	84	...	...	...	40	27	32	40	62	...	55	...
Average Sahukari per 55% & Fasli 45%	32	32	53	36	31	22	87	61	40	32	42	28	33	42	65	38	61	62		
Tract under Report.	33	32	56	34	28	20	86	66	40	32	44	28	33	40	66	36	60	60		
Adopted.	33	32	56	34	28	20	86	66	40	32	44	28	33	40	66	36	60	60		

(A) Prices of Samba, Ramnagar, Riasi and Udhampur, which are in close proximity to the tract under report have been shown in the table, but the assessment of these tahsils was completed long ago, hence comparison of the rates will not be very profitable. Mr. Stow has recently assessed the Maidani tract of this tahsil. The conditions of the Maidani tract of the Tahsils irrigated by canal are different from those of the *Ilaqa* under report. Three roads pass through the former tract, where loaded carts can easily run; in addition carts can pass along the banks of the canal and its distributaries with the permission of the Department; the tract is in the vicinity of Jammu. On the other hand the Cart Road alone passes through the *Ilaqa* under report, and the villages lying on either side of the same hardly produce sufficient grain for the actual needs of the residents. Donkeys, camels and mules form the only means of transport in all the remaining villages. Not to speak of camels who cannot pass through at all in most part of the Pahari Circle, loaded mules and donkeys even experience much inconvenience in carrying goods to and fro. Jammu is the only trade centre lying close to the *Ilaqa*; grain transactions take place at no other trade centre. From -/2/- to -/6/- per maund is spent on carriage from the *Ilaqa* to Jammu.

(B) At the time Mr. Stow compiled the report of the Maidani tract, grain was sold at a high price, but good crops followed soon after, which combined with the dissipation of the effects of war, changed the whole aspect of affairs and brought about a general fall in prices except in case of a few unimportant grains. Considering the changed circumstances, there will undoubtedly be a world of difference between the prices of the Maidani tract and those proposed by me on the basis of *Sahukari* and *Fasli* rates.

In the preceding statement, besides the chief grains discussed, the prices proposed for unimportant crops have also been entered. The Settlement Commissioner sanctioned the prices adopted in his letter No. 3203 dated 7-8-1924.

(42) *Uniformity in Prices.* Wheat, Barley and *Goji* are equally produced in both the Circles. Wheat of Kandi is not only slightly superior to that of Pahari Circle in quality and worth, but also finds a ready market at Jammu. Maize is grown in abundance in Pahari Circle and Millet in Kandi Circle. There is very little demand for Millet in Jammu. Maize is reserved by residents of the hilly tracts for their own consumption and moreover means of transport are not easy, hence it seldom finds its way to Jammu.

I have examined the prices of each individual type of grain in both the Circles. The *Sahukari* rates of wheat of Kandi Circle are somewhat less than those of Pahari Circle. Undeniably, owing to the superior quality of wheat of Kandi and its nearness to Jammu, the rates of wheat of Kandi should have been higher than those of Pahari Circle,

but *Sahukari* rates are not guided by the quality of the grain or its distance from the market but depend upon the following features :—
 (1) Nature of Debt (2) Mutual relations subsisting between the money lenders and the *zamindars* (3) influence or weakness of the money lenders. The money lenders of the Kandi command more influence than those of Pahari Circle and the *zamindars* of the Kandi are more heavily in debt than those of the Pahari Circle, hence the rates in the former case are somewhat lower than those in the latter case.

The *zamindars* of Kandi Circle derive great benefits from the nearness of the market in times of good harvests, but they also labour under serious disadvantages when harvests fall below expectations. In the years of scanty rains (When harvests are poor in *Ilaqa Kandi*), Ranbir Singh Pura Tahsil and the Maidani Tract of Jammu Tahsil, both irrigated by the canals, yield rich harvests. The Punjab also does not lag far behind in the matter of production. The aforesaid *Ilaqas* being near at hand, wheat imported from them is sold at cheap rates and this lowers the price in Kandi Circle also. Harvests in Kandi Circle, owing to precarious character of the rainfall are seldom rich. Moreover wheat from all these *Ilaqas* cannot easily be carried for profitable sale to Pahari Circle. Keeping all the above facts in view, I propose uniform rates of wheat and other crops in both the Circles,

(43) *Rise in Prices.* The rise in prices over the last settlement is detailed in the statement given below;—

Details of prices of grain per maund in annas.

	<i>Maize</i>	<i>Millet</i>	<i>Wheat</i>	<i>Barley</i>	<i>Goji</i>
Last Settlement.	... 21	18	25	17	18
Current Settlement.	... 33	32	44	28	33
Increase.	... 12	14	19	11	15
Increase percent.	... 52	78	76	65	83

The general, or effective, rise in prices may be calculated as follows;—

1 <i>Kind of Grain.</i>	2 <i>Percentage on Matured Crop.</i>	3 <i>Percentage of rise in price</i>	4 <i>Product of Columns No: 2 & 3.</i>
Maize	9	52	468
Millet	20	78	1560
Wheat	30	76	2280
Barley	9	65	585
Goji	13	83	1079
Total	81	73.7	5972

There has been a general rise of 73.7 in prices. In the last settlement average of prices from 1927 to 1951 had been taken and all of them were years of cheapness.

(41) *Yields.* The yield of every kind according to the various classes of soil is based upon the following principles (1) Crop experiments (2) Discussion with the Zamindars [3] Comparison of yield in adjoining similar *Ilagas*. The shortage in production of *Dofasli* lands has also been kept in view. But the results of experimental cuttings cannot be relied upon as the Crops selected were not average but good, hence my assumptions are mostly based upon my personal knowledge of the tract, supplemented by discussion with the *zamindars* and yields adopted in adjoining similar *Ilagas*. The yields of the last settlement have not been of any help to me in the present case, as the only differentiation adopted then was between irrigated and unirrigated lands. The former were assumed at a certain uniform rate and the latter at a different uniform rate, which is contrary to facts and local conditions. In an irrigated or unirrigated area, there are several kinds of soils, whose produce varies from each other; the oneness of treatment is not at all justifiable.

Although the produce of Ramnagar, Udhampur and Riasi Tahsils, all of which are contiguous to the *Ilaga* under report, have been compared, yet the conditions in each case are fundamentally different. Making due allowance for the slight difference in the land in Samba Tahsil and that of the *Ilaga* under report, there is a close resemblance between the two and this has helped me a good deal in assuming the yields.

The yields now assumed for each crop together with those assumed in neighbouring tahsils and also in this tract at last settlement will be found in statement; No. IX-A; notes on the more important crops are noted below.

Maize. The percentages of this crop on cultivated, matured and sown areas are as follows:-

Circle.	Percentage on		
	<i>Cultivated</i>	<i>Matured</i>	<i>Sown</i>
Pahari	19.3	24.2	17.8
Kandi	2.3	2.4	1.9
Total	8.8	9.8	7.5

This crop in Pahari Circle is plentiful and in Kandi Circle nominal. Generally it is sown in *Hail* Land; its produce increases with the increase in *Hail* area brought under cultivation.

Circle Pahari.

Hail. Sufficient number of crop experiments have been conducted and the results obtained appear to be reasonable. Keeping these and other relative circumstances in view, I assume the yield at 470 seers.

Warhal I. The areas of *Warhal I*, in which maize is cultivated are of a specially superior type and are situated near habitations and sometimes *Hail* is put into the land to increase its productive power. The difference between the produce of maize in *Hail* and *Warhal I* is not considerable, therefore, the standard adopted in the *Warhal* of Circle Nali of Samba, cannot be followed in the present case.

Circle Kandi. No experiments of the crop in Kandi Circle have been conducted. This is nominally sown here, and is open to serious damage from wild beasts. I therefore assume less produce than that of Kandi Circle of Tahsil Samba and Maidani tract of Jammu Tahsil.

Millet. Its growth in Pahari Circle is insignificant and in Kandi is abundant. Percentage of area cultivated, matured and sown is shown below:—

Circle	Percentage on		
	Cultivated	Matured	Sown
Pahari	1.7	2.5	1.5
Kandi	28	28.4	23.2
Total	18.5	19.7	15.4

This grain is sown in all classes of soil. *Hail* lands yield better crops than other classes of land. In Pahari Circle it is produced in trifling quantities.

Circle Pahari. No experimental cuttings have been carried out in this Circle. Circle Nali of Tahsil Samba approximately tallies with the conditions of the Circle under notice. I therefore, mostly follow the Nali Circle in assuming yields.

Kandi Circle. Only three crop experiments have been conducted, one by a Settlement Tahsildar and two by Naib Tahsildars, which are quite inadequate and unreliable. The soils of this circle are more covered with stones than those of Kandi of Samba and incursions from wild beasts (Nilsars etc.) are also more frequent and damaging.

Wheat. This crop is generally sown in *Warhal* to some extent in *Hail* and seldom in other classes of soil. Its growth is abundant in both the circles. The percentage of area under this crop is recorded below :—

Circle	Percentage on		
	Cultivated	Matured	Sown
Pahari	20.	25.4	18.2
Kandi	31.1	31.5	25.8
Total	27	29.5	23.

Circle Pahari. I have assumed the yields upon the following considerations; (a) The produce adopted in Nali Circle of Samba Tahsil (b) Crop experiments which have been conducted there in sufficient numbers [c] Personal experiments conducted by me in different villages on small areas of average kind, during my inspection tours.

Circle Kandi. Crop experiments by Gazetted Officers have only been two, one conducted by S. Hari Singh and the other by myself. The rest have been conducted mostly by Naib Tahsildars and some by Tahsildars. The statements prepared have been minutely studied by me. The results obtained in the former case are diametrically opposite to those obtained by the sub-ordinate officers, hence no reliance can be imposed upon the latter. Keeping in view the produce of Kandi Circle of Tahsil Samba and Maidani tract of Jammu, I have assumed yields according to local conditions of the circle.

Barley. This grain is produced in larger quantities in *Hail* than in *Warhal* in both the circle. Percentages in both the Circles are given below :—

Circle	Percentage on		
	<i>Cultivated</i>	<i>Matured</i>	<i>Sown</i>
Pahari	7.4	9.3	6.6
Kandi	8.5	8.7	7.1
Total	8.1	8.8	6.9

Circle Pahari. Only two experimental cuttings have been taken in this Circle, no confidence can be reposed upon them, as they display vast variation between the produce of *Hail* and *Warhal*, which is beyond the range of possibility. Undoubtedly, the yield in *Hail* is larger than in *Warhal*, but this difference does not materialize when it is considered that after cutting the Kharif Crop, *Hail* land is ploughed once or twice for sowing barley whilst Rabi Crops are sown in *Warhal* after the land has been thoroughly prepared and softened. The yield of Nali of Samba Tahsil with slight modifications forms the basis upon which produce of barley has been assumed in this circle.

Circle Kandi. Experiments conducted are very few and yield shown appears to be large, therefore, these experiments have been ignored. The produce of Kandi of Samba and Maidani of Jammu combined with local conditions have formed my guide in assuming the produce in this circle.

Goji. This is grown in both the Circles in the percentage shown in the following statement :—

Circle	Percentage on		
	<i>Cultivated</i>	<i>Matured</i>	<i>Sown</i>
Pahari	13.7	17.1	12.2
Kandi	10	10.9	8.9
Total	11.9	12.9	10.1

Pahari Circle. The two experiments conducted being quite insufficient are ignored. The produce in *Hail* and *Warhal* Soils has been discussed by me under the heading "Barley".

Circle Kandi. No experiment has been made. The yield is based upon a consideration of local conditions and also the produce of the Maidani tract of Jammu Tahsil and of the Kandi Circle of Samba.

Other crops such as cotton, hemp, rice, *sarson*, vegetables, *til*, *kulth* pulses etc, are produced in both the circles, a detailed discussion regarding each is not necessary. Statement No: IX-A gives the assumed produce of each crop.

Zabti Crops. Jowar, cotton, tobacco, sugarcane, vegetables etc, are cultivated in superior soil and are generally devoted by the *Zamindars* to their personal use. *Zabti* crops are found, more or less, in 84 out of 89 villages of Circle Pahari and 39 out of 45 villages of Circle Kandi. The area under cultivation per proprietor and tenant is given below according to circles:—

Circles	Area in Acres		
	Proprietor	Tenant	Total
Pahari	185	288	473
Kandi	523	....	523
Total	708	288	996

No experimental cuttings have been taken of these crops during the present Settlement. The following figures show how much rent per acre is taken from tenants:—

Name of Crop	Circle	Rent per Acre in rupees
[1] Sugarcane	Pahari	From Rs. 2/8/- to Rs. 3/9/-
[2] Cotton	"	" " 2/1/- to " 2/3/-
[3] Hemp	"	" " 1/14/- to " 2/8/-

No *zabti* area is occupied by tenants in Circle Kandi and that held in Circle Pahari is trivial. If the cash rent is followed in estimating gross produce, it will be less than that of ordinary grains sown in inferior lands. The value of the gross produce in rupees per acre is therefore assumed to be as given in the following table:—

Crops	Circles	Gora Hail Abi	Abi	Gora Hail Barani	Warhal No. I	Warhal No. II	Thangar
Sugar-Cane	Pahari	...	20	20	20	10	...
	Kandi	...	...	22	...	...	...
Cotton	Pahari	...	...	15	12	8	4
	Kandi	...	...	15	12	8	3
Hemp	Pahari	...	...	15	12	8	4
	Kandi	...	...	15	12	8	3
Chara fodder	Pahari	...	...	...	8	8	...
	Kandi	...	...	8	8	8	2
Fruits	Pahari	...	20	...	15	...	...
	Kandi	...	...	20	15	5	...
Vegetables	Pahari	...	...	20	15	...	...
	Kandi	...	25	...	15	...	...

CHAPTER VI.

Estimate of gross Produce.

(45) *Estimate of Gross Produce.* The value of the gross produce of matured crops according to the yields proposed in paragraph (44) and prices sanctioned as noted in paragraph 41 is detailed below for each circle:—

Circles.	Prices of crops except Zabt.	Prices of Zabt crops.	Total.
	Rs.	Rs.	Rs.
Pahari	1,86,216	5,283	1,91,499
Kandi	2,89,321	6,940	2,96,261
Total	4,75,537	12,223	4,87,760

(46) *Kamins' dues.* Smiths, carpenters, barbers, washermen, potters, shoemakers, *Mirasis*, water carriers, *Prohitis* and *Jogis* are the *Kamins*, but of these only the smiths and carpenters are true agricultural *Kamins* and the payments made to them alone need discussion.

Circle Pahari. Payment is made per plough, both smith and carpenter get two "Pais" of grain per plough in *Kharif* and two "Pais" and one "Gadda" in *Rabi*.

A "Pai" contains six seers and a "Gadda" 12 seers; the grain given is maize in *Kharif* and wheat in *Rabi*.

Hence each gets 12 seers of maize and 24 seers of wheat per plough and as there are 2233 ploughs in the circle, the total amount paid to them comes to 1340 maunds of maize and 2680 maunds of wheat, which at the commutation prices assumed amounts to Rs. 10184. The total value of the gross produce being Rs. 191499, the percentage of it given to these *Kamins* is 5.3

Circle Kandi. Smiths and carpenters each take the following dues in this circle.

Kharif:— two "Topas" per "Goon" and one "Gadda", containing two "Pais" of grain, per plough.

Rabi:— two "Topas" per "Goon" and one "Gadda", containing three "Pais" of grain, per plough.

Millet and wheat are the grains given and a Topa is equivalent to one and a half seers.

Hence the total dues on this account come to 6 seers per "Goon" and 24 seers per plough of millet 6 seers per "Goon" and 36 seers

per plough of wheat. The total produce of millet and wheat respectively amount to 7415 and 13000 Goons, and there are 3357 ploughs; so that altogether 3126 maunds of millet and 4971 maunds of wheat go to these *Kamins*. This is equivalent to Rs. 19922 or 6.7 per cent of the gross produce.

No deductions can be allowed for menials, such as barber, washermen, *Mirasi*, potter, priest, shoemaker, watercarrier and *Jogi*, who render no help in agricultural work. *Zamindars* also pay them corn *Suthri* and *Gadda* according to their capacity. No beggar presenting himself on the occasion of the harvest is allowed to leave empty handed.

(47) *Land Lords' and State Share*. The land-lords take half *batai* from the tenants, who cultivate superior kinds of soil; and two fifths to one third *batai* on inferior land or in places where tenants are scarce. In *Pahari Circle*, where there is a dearth of tenants, half the share is seldom taken, one third to two fifths is the general rule. On the contrary, land is held in high esteem in *Kandi* and the demand for tenants can be easily met, so half the share is the general rule and two fifths an exception. One third *batai* is charged only on 47 acres. Percentage of land-lords' and State's share in each circle will be explicit from the following table:—

Circles	Percentage of <i>Kamins dues</i> .	Area under <i>Batai</i> on different rates, in acres.				Owner's share by <i>Batai</i> .	Owner's share after deduction of <i>Kamin's dues</i> .	State share at one half.
		$\frac{1}{2}$	$\frac{1}{3}$	$\frac{2}{3}$	Total			
<i>Pahari</i>	5.3	736	3395	837	4968	1835 4968	1738 4968	17.5
<i>Kandi</i>	6.7	3081	1280	47	4408	1986 4408	1855 4408	21.4

As a matter of fact, the land-lords very seldom take any share of grass and *bhusa* from the tenants, hence no discussion is called for.

48 *Half Net Assets*. (Note. I have substituted this for the original paragraph as it contained several mistakes; necessary corrections have been made in subsequent paragraphs. L. Middleton. Settlement Commissioner).

The State share deduced from the produce estimate and the connected crop and soil rates are worked out below:—

Pahari Circle.

Soil.	Gross Produce. Rupees.	State share at 17.5 % Rs.	Rate per acre cropped.	Rate per acre cultivated.
<i>Abi</i>	504	88	4—3—1	4—10—1
<i>Gora Hail. Barani</i>	62683	10969	3—12—11	5— 3—7
<i>Warhal I.</i>	102358	17913	3—1—1	2— 9—2
<i>Warhal II.</i>	24235	4241	1—11—11	0—15—4
<i>Thangar</i>	1719	301	1—5—0	0— 5—7
Total	191499	33512	2—14—8	2— 5—4

Kandi Circle.

Soil.	Gross Produce. Rupees.	State share at 21.4 % Rupees.	Rate per acre cropped.	Rate per acre cultivated.
Gora Hail Abi	196	42	5—4—0	6—0—0
Abi	2375	508	5—5—7	5—7—4
Gora Hail Barani	67684	14484	3—8—3	4—13—11
Warhal I	166151	35556	3—2—1	3—1—8
Warhal II	55615	11902	1—12—6	1—8—8
Thangar	4241	908	0—15—6	0—11—5
Total	296262	63400	2—11—9	2—11—1

[49] *Cash Rents.* In the tract under report, tenants pay cash rent on 5.5 percent of the area under cultivation. Leaving out of account privileged and light rents, the area on cash rent is further diminished. Superior lands are generally cultivated by land-lords themselves or they get them cultivated on *batai*. Inferior lands are mostly given on cash rent. Privileged rent is charged from kinsmen, menials, old agriculturists or where tenants are scanty.

Tenants are scarce in Pahari Circle. In Kandi low tribes who form the bulk of tenancy, owing to their nearness to the towns, are inclined towards labour which is more paying than cultivation; cash rent cannot therefore be considered a fair index of the renting value of the land.

The percentage of area under cash rent in each circle is as below :—

Pahari	Kandi	Total
5.8	5.3	5.5

The statement appended shows cash rent per acre for each class of soil in each circle together with the State's Share :—

Circles.	Soil.	Area in acres.	Rent in rupees.	Parta per acre.	State's Share.
PAHARI.	Gora Hail Barani	143	948	6/10/1	3/5/1
	Warhal I.	376	1543	4/1/8	2/-/10
	Warhal II.	269	857	3/3/-	1/9/6
	Thangar	43	104	2/6/8	1/3/4
KANDI.	Gora Hail Barani	144	926	6/6/11	3/3/6
	Warhal I.	537	1793	3/5/5	1/10/9
	Warhal II	482	1424	2/15/3	1/7/8
	Thangar	84	241	2/14/2	1/7/1

(50) *Summary of Statistics.* Principal statistics discussed in the foregoing chapters are summarized below:—

D E T A I L S			Pahari	Kandi	Total
Square Miles	Total		137	89	226
	Cultivation		22	37	59
Percentage of total area under cultivation			16.4	41.3	26.2
A R E A	Irri- gated	Abi ... ..	.1	.4	.3
		Gora Hail Barani	14.6	12.7	13.4
	Unirri- gated	Warhal I	48.5	48.7	48.6
		Warhal II	30.8	32.8	32.1
		Thangar	6	5.4	5.6
	Total		100	100	100
Percentage of cultivable Banjar			7.5	16.4	11
Population Per Sq: Mile of cultivation			673	745	717
Area Cultivated per plough ..			6	8	8
Percentage on cultivation of		Sown	111.9	120.6	117.3
		Matured	79.9	98.6	91.5
		Kharaba	32	32	25.8
Percentage of area held by	Owners		35	19.1	25.1
	Free of rent		3	2.4	2.7
	Occupancy tenants		24.7	51.1	41.1
	Non Occupancy tenants Paying	Cash rent at revenue rates	3.2	9.4	7
		Other cash rent	5.8	5.3	5.5
		Rent in kind	28.3	12.7	18.6
		Total	37.3	27.4	31.1
	Live Stock	Per Sq: Mile on Cultivation	Sheep and Goats	259	396	345
		Others	650	529	574
Area per Holding in acres	Owners		11.7	33.5	19.6
	Non Occupancy tenants		1.4	1.3	1.4
	Occupancy tenants		1.9	1.6	1.6
Percentage of cultivated area under mortgage			10	6.7	8
Percentage of cultivated area sold since last settlement			8	3.7	5.4
Unsecured debt in rupees			1,67,521	3,55,349	5,22,870
Miscellaneous income			71,996	1,99,990	2,71,993
Rainfall			36.22	36.22	36.22

(51). *Points bearing on Assessment.*

Pahari Circle. This circle contains 89 villages, covering an area of 137 square miles, i.e. 60.6 percent of the *Ilaga* under report, of which 22 square miles are cultivated.

Irrigation. The irrigated area, watered by the Jhajjar and Tawi, is only 19 acres. The water of the Jhajjar diminishes in summer and in years of drought, but the Tawi flows permanently throughout the year. The water of these streams is adequate for the irrigation of this small area. Generally rice is grown in the irrigated area and other crops mentioned in separate statements in the unirrigated area.

Area under Cultivation. Compared with the last settlement, the area under cultivation has decreased by 2041 acres, which can be accounted for by erosion and by the cultivated area becoming waste. The average of population and cattle in accordance with the Census of 1921, inhabiting each square mile works out as 621 and 909 respectively. The average of human beings and cattle may be considered sufficient.

Kharaba. *Kharaba* is the result of want of timely and sufficient rains; moreover land in most of the villages, is inferior, therefore the percentage of *Kharaba* on area sown stands as high as 28.6. The average cultivated area per holding comes to 11.7 acres and per proprietor 5.5 acres which is more than sufficient.

Sales and Mortgages. 10 percent of the area has been sold and 8 percent mortgaged in this circle which is excessive and bespeaks of the straitened circumstances of the *zamindars* who are so pressed by their daily needs and wants, as to be compelled to part, though reluctantly, with their dearest possession in life.

Khud Kasht. The area cultivated by owners is 35 percent, by Occupancy Tenants 24.7 percent, by Tenants-at-will and those paying no rent 40.3 percent. Generally tenants dwell permanently in villages close to agricultural lands, but they have fallen victims to debt, for which the smallness of their holdings is in part responsible.

Cattle. Cattle for the most part live on grass growing in *Jungles* and in *Araks*, as well as on the straw of the crops. Their number is sufficient to cope with the demands of the agriculturists. The hilly paths are difficult for cattle, and instances of death caused by falls from hills and mountains have been reported every now and then.

Jagir Villages. The lands in the *Jagir* villages of Jandrah and Saruinsar, which cover about one half of the circle, are of lower value than elsewhere in the circle because the proprietors owning these lands have to pay revenue in kind to the Jagirdars, which means that the

status of the proprietors is no better than that of tenants-at-will in *Khalsa* land.

(52). *Revenue Rate Circle Pahari*. The basis upon which revenue rates have been calculated will be explicit from the following statement:-

Name of Circle.	Rate per acre				
	Abi	Gora Hail Barani	Warhal I	Warhal II	Thangar.
Jammu, Circle Pahari, Last Settlement	3/9/-	3/9/-	2/6/-	1/3/-	-/13/-
Samba, Circle Nali ...	5/-/-	3/11/-	1/11/-	-/12/-	-/6/-
Maidani Tract Jammu ...	5/8/-	4/12/-	3/-/-	2/-/-	...
Cash Rent ...	...	3/5/1	2/-/10	1/9/6	1/3/4
Soil Rates ...	4/10/1	5/3/7	2/9/2	-/15/4	-/5/7
Proposed ...	5/8/-	4/10/-	2/8/-	1/6/-	-/12/-

(1) The yield in the current settlement has diminished in comparison with the last settlement vide para (44). A substantial difference in prices of articles is also noticeable.

(2) There is a close identity between the circumstances of this circle and Nali Circle of Tahsil Samba. Prices have increased by 25 % over the year 1914, when the report of Tahsil Samba was written.

(3). There is a considerable variance between the conditions of Maidani tract of Jammu and this Circle. The former area is irrigated and also prices, at which food stuffs were sold, stood at a very high figure when it was assessed.

(4) Cash rents, being virtually low, cannot serve as a suitable criterion for fixation of rates. The matter has already been discussed in detail in Para (49).

Keeping in view the connected circumstances bearing on the matter, I have mostly followed soil rates and the rates adopted in Nali Circle of Tahsil Samba, while the cash rents have not altogether been lost sight of, in proposing the above rates.

(53) *Revenue proposed Circle Pahari.* Current revenue and other data upon which the demand proposed is based, are given in the following Statement:—

<i>Details of Revenue.</i>	<i>Rs.</i>
Current Revenue.	... 33539
Revenue by Cash Rent.	... 28981
Revenue by Half net Assets.	... 33512
Revenue by Revenue Rate.	... 33503
Revenue proposed.	... 33535

The proposed revenue is less by Rs. 4/- than the current revenue.

Condition of Soil. The status of *zamindars*, debt, miscellaneous income, *Ujara*, sale, mortgage and other factors which have a bearing on the proposed demand have already been discussed in preceding paragraphs. Paying due regard to all these circumstances, I propose the above mentioned revenue and regard it as full. It will not be out of place to mention here that cultivated area has lessened by 2041 acres, as compared with the last settlement and this has caused a loss of Rs. 4000/- to the State.

Rs. 25/- of the revenue proposed falls on State gardens, under the Revenue Department and situated at *Chhadali*, *Chhurta*, *Chak Rakwal* and *Khanpur*; and will not be collected.

(54) *Circle Kandi.* 45 villages are included in this Circle. A part of the area of *Mauzas* Karangel, Palaura, Kot and Bhalwal has already been assessed with the Maidani tract and the rest of the area of these four *Mauzas*, lying in Kandi, above the canal, is now being brought under assessment. This Circle covers an area of 89 square miles, which is 39.4 per cent of the whole area under report. Out of this, the cultivated area consists of 37 square miles. Apart from the *Nahri* area to be assessed as *barani*, vide paragraph 55, there are 100 acres of *abi* land irrigated from the Tawi and from the dirty water of the streets of Jammu. The water from these two sources is sufficient to meet the requirements of this area. Vegetables, wheat and fruit are produced in the irrigated area. The area now under cultivation is in excess of that at the previous settlement by 337 acres.

757 persons and 925 cattle are contained in each square mile of cultivated area and these figures compare favourably with the other *ilaga*. *Kharaba* on crops amounts to 18.2 per cent, which is less than that found in Circle Pahari or adjoining *tahsils*. This decrease is not real, but may be ascribed to inaccurate Girdawari, with the result that *Kharaba*, due extensively to devastation by wild beasts and scanty rains, has not been fully recorded on the spot.

The average cultivated area per proprietary holding comes to 33.5 acres and per proprietor 7 acres, which is large.

Sales and Mortgages. The area brought under sale and mortgage amounts to 6.7 and 3.7 per cent respectively. Now that the Land Alienation Act has been enforced, further sale and mortgage of lands by *zamindars* in favour of moneylenders will be effectively checked.

Khud Kasht. *Khud Kasht* area of proprietors comes up to 19.1; 51.1 is cultivated by occupancy tenants; 29.8 per cent is under cultivation by tenants-at-will and those paying no rent.

The tenants generally belong to villages, connected with agricultural land; they take great pains in extracting as much out of land as it can yield, as the area with them is not enough to suffice for their needs, while on the other hand, proprietors possess large areas which they are too indolent to manage properly.

Cattle. Cattle generally feed on grass in *Araks* reserved for this purpose and also on *bhusa* and *tanda*. In years of drought, *zamindars* migrate with their cattle to *Ilaqa* Andhar for grazing purposes.

The circle is stony and dry. Cattle are small sized and such alone can survive and perform their proper functions.

(55) *Revenue Rates Circle Kandi.* The table below will show the revenue rates together with the basis upon which these have been proposed:—

Name of Circle.	Rate per acre.					
	Gora Hail Abi.	Abi.	Gora Hail Barani.	Warhal I	Warhal II	Thangar.
Jammu, Circle Kandi. Last Settlement.	...	4/-/-	3/3/-	1/9/-	1/3/-	-/13/-
Samba, Circle Kandi.	...	4/12/-	3/8/-	1/10/-	-/12/-	-/8/-
Jammu, Maidani tract.	8/-/-	5/8/-	4/12/-	3/-/-	2/-/-	...
Cash Rent.	...	...	3/3/6	1/10/9-	1/7/8	1/7/1
Soil Rate.	6/-/-	5/7/4	4/13/11	3/1/8	1/8/8	-/11/5
Proposed.	10/-	6/-/-	4/4/-	2/6/-	1/6/-	-/12/-

A detailed examination of revenue rates in last settlement and cash rent has already been made in Paras No: 44., 49. The circumstances of the Maidani tract of Tahsil Jammu vary as much from this circle as they do from Pahari Circle. Soil rates cannot prove of assistance to me in fixing revenue rates, as proper care has not been exercised in doing *Girdawari* work and insufficient *Kharaba* has been recorded. Para No: (31) may be perused in this connection.

The general conditions of Kandi Circle of Samba Tahsil are similar to those of this Circle, hence following this and considering other relative matters, I have proposed the above mentioned revenue rates.

Gora Hail Abi and *Abi* areas lie only in Jammu proper. Vegetables are also grown there. Owing to the situation of the land in the heart of the City, the occupiers reap substantial gains, hence reasonable rates have been proposed in the case of both these types of soils.

140 acres of *nahri* area, *abiana* on which will be separately realized, is also included in this circle. This area will be treated as *barani* and charged according to *barani* rates.

(56). *Revenue proposed, Circle Kandi.* Current revenue and the other data upon which the demand proposed is based, are given in the following statement.

<i>Details of Revenue</i>			Rs.
Current Revenue	...	...	45710
Revenue by Cash Rent	...	...	41043
Revenue by Half Net Assets	...	...	63400
Revenue by Revenue Rates	...	...	50734
Revenue Proposed	...	...	50779

The proposed revenue shows an enhancement of 11.1 percent over the current revenue. The demand proposed is 80.1 of half net assets, partly owing to the fact (a) that *girdawari* has not been carefully and properly carried out, thus allowing very low *kharaba* (b) partly owing to the reasons given in Para No: (28) of Mr: Talbot's review on Samba's Assessment Report, because the conditions in Kandi of Samba are nearly similar to those of this circle. Still the revenue is higher by Rs. 5069/- than the current one.

Keeping in view all the facts and figures bearing on the matter, I have allowed the utmost revenue that could reasonably be levied. An area of 102 acres, revenue whereof amounts to Rs 569/-, lying in villages of Jammu and Raipur and owned by Canal Department, Baggi Khana, Jail, Raja Sahib Poonch, Deohri Raja Ram Singh, Rani Sahib Ghalori has been assessed to revenue, but no revenue will be charged for it, according to past practice.

[57] The statement appended below gives by Circle, Current Revenue, Half net Assets, Revenue rates and demands proposed with decrease and increase:-

Assessment Circle.	Current Revenue	Revenue by Revenue Rates	Revenue by Half net Assets.	Revenue Proposed.	Difference of Columns 2 & 3		Difference of Columns 2 & 5.	
					Net	Per Cent	Net	Per cent
Pahari ...	33539	33503	33512	33535	-36	-.1	-4	...
Kandi ...	45710	50734	63400	50779	5024	11	5069	11.1
Total ...	79249	84237	96912	84314	4990	6.3	5065	6.4

CHAPTER VII

MISCELLANEOUS

(58) *Waste Land.* Waste land recorded in the present settlement amounts to one half of that recorded in the last settlement. Two reasons can be assigned for this difference; [a] the unculturable waste comprising Jungles was then recorded as culturable waste; [b] some area in Kandi Circle has been brought under cultivation.

Although waste land is in abundance in both circles, yet the *Zamindars* derive very little benefit from it; the area in Kandi is very stony and the grass grown is barely enough for ordinary grazing purposes for two months in the rainy season. The waste land of Pahari Circle is generally sloping and uneven and much of it is bare sandstone. The latter area is a little better than the former one, in respect of grass produce, but owing to the hilly nature of the area, it is not freely accessible for cattle grazing and in addition, the grass is not nutritious.

The area reserved by *zamindars* for grass is called *Arak*. It covers, in Circle Pahari, 2429 acres and in Circle Kandi 606 Acres. Such area in Kandi is quite insufficient to meet the requirements of the *zamindars*, but in Circle Pahari it, more or less, suffices for their domestic needs. The grass in neither circle is sold by the *zamindars*.

In consideration of the above, I do not deem it proper to propose any revenue on waste lands.

There is very little margin for extension of cultivation in such areas.

(59) *Diluvion and Alluvion.* River Tawi and Jhajjar in Pahari Circle and seasonal streams in Kandi cause erosion of land. Alluvial land

is seldom formed by water action, as the eroded area in both the circles assumes the shape of *Khads* and becomes incapable of cultivation.

No change in proprietary or occupancy rights is effected in case of diluvion and alluvion. In accordance with the views of Mr Stow noted in para No: 45 of his Assessment Report on Maidani tract, separate lists of villages affected by diluvion and alluvion will be submitted for sanction in due course.

(60) *State Rakhs*. Besides *Rakhs* in the forests of Karai Dhar and the upper portion of Kandi tract in possession of the Forest Department, there are others under the Private Departments of His Highness and the Raja Sahib, Deohri Mubarak and Military Department, as per list given below;—

<i>Name of Rakh.</i>			<i>Under the possession of</i>
1. Rakh Bahu.	...		His Highness the Maharaja Sahib Bahadur, Private Department.
2. Ramnagar.	...		General, Raja Sir Harisingh, Sahib Bahadur.
3. Beli Tawi Par.	...		His Highness the Maharaja Sahib Bahadur, Private Department.
4. Raulki	...	...	The Revenue Department.
5. Kheni.	...		General Raja Sir Harisingh, Sahib Bahadur.
6. Kiran.	...		Deohri of late Sir Raja Ram Singh.
7. Gandla }	...	...	His Highness the Maharaja Sahib's Private Department.
8. Bangali }			
9. Baran	...	...	The Military Department.

With the exception of the Baran Rakh which has been reserved only for the production of grass, the rest of the *Rakhs* have got a large number of *Banari* trees growing in them. The *zamindars* cannot derive any advantage from the *Rakhs*. These *Rakhs* and forests afford protection to countless wild beasts, who do incalculable injury to the harvests.

(61). *Nautor Najaiz*. *Nautor Najaiz* extends to 1047 acres (Circle Pahari 244 and Circle Kandi 803). Occupancy rights in *Nautor* occupied before 1969 have now been conferred upon the *zamindars* on the payment of revenue with cesses and *Malikana*. A similar procedure has been adopted in Kashmir Valley recently. If the areas under discussion, leaving aside those in the appropriation of which there is any special harm, are given to cultivators who have worked with tireless energy and unbounded industry in rendering these areas fit for cultivation, a sum of Rs. 2000/— can be realized annually as revenue.

(62) *Kahcharai*. The table below gives the percentage of current

Kahcharai tax on revenue proposed:—

<i>Circle</i>	<i>No: of Villages</i>	<i>Grazing tax</i>	<i>Percentage on proposed land Revenue.</i>
Pahari	89	1127	3.4
Kandi	45	1848	2.7
Total	134	2475	2.9

The grazing areas in Pahari Circle are numerous, but the spots are not within easy reach and the grass is not nutritious, therefore, *bhoosa* and *tanda* are also given to the cattle.

Very few facilities exist in Kandi Circle for grazing; some grass is produced for this purpose in waste lands for a couple of months in the rainy season and *zamindars* feed cattle upon *bhoosa* and *tanda* for the remaining portion of the year. In years of drought a large number of *zamindars* temporarily migrate with their cattle to *Ilaga* Andhar for grazing purposes owing to scarce grass and scanty water. The number of cattle whereupon *Kahcharai* tax can be imposed under rules is given below:—

<i>Circle</i>	<i>Buffaloes</i>	<i>Pack Bullocks</i>	<i>Camels</i>	<i>Sheep and Goats</i>	<i>Pack Ponies and Mules</i>	<i>Donkeys</i>	<i>Total</i>
Pahari	1951	10	19	5703	58	7	7748
Kandi	2569	113	89	14661	117	493	18042
Total	4520	123	108	20364	175	500	25790

The cattle of Pahari Circle are inferior in all respects; She-buffaloes yield little milk. The cattle in Kandi are somewhat superior. Hindus are not used to selling milk; also *Ghi* is not generally sold by them, but the Gujars reap high profits from the sale of both these articles.

An exemption from *Kahcharai* tax of two buffaloes under rules has been permitted to every Rajput, who does not plough with his own hands and no modification of the practice is now desirable.

Sanctioned rates according to which *Kahcharai* is to be charged are as follows:—

<i>Buffaloe</i>	<i>Pack Bullock</i>	<i>Camel</i>	<i>Sheep and Goat</i>	<i>Pack ponies and Mules</i>	<i>Donkey</i>
1-8-0	0-10-0	1-0-0	0-1-6	1-0-0	0-10-0

No special census has been taken in the *ilaga* under report. In my opinion, therefore, permanent *Kahcharai* should be proposed posterior to the accurate enumeration of cattle.

[63] *Khar Kana*. *Khar Kana* only occupies 16 acres all of which lies in Pahari Circle.

The area of *Khar Kana* is very small and the reed is generally used by the occupiers for thatching houses. I, therefore, consider it advisable to leave it unassessed.

[64] *Water Mills*. Out of the total of 173 mills, 79 are situated in Circle Pahari and 94 in Kandi. 54 of the latter are working on the River Tawi in Jammu proper. They are paying, but as they are the private property of His Highness, they have been left unassessed. Two water mills in village Raipur lie on the Ranbir Canal and are under the Canal Department.

The rest of the water mills work temporarily from two to four months in the year, but they are not financially profitable to the owners, owing to not being in the vicinity of any big city or town. I propose that these water mills should be left unassessed.

[65] *Zaildars*. The number of *Zaildars* and the extent of their circles should be dealt with separately.

[66] *Cesses*. Cesses collected at present are 12½ per cent of the land revenue. They are reasonable and need not therefore be altered. Their details are as follows:-

Lambardari	5/-	per cent
Patwar	4/4/-	per cent
Road	2/8/-	per cent
School	-/12/-	per cent

[67] *Pratap Code*. The area granted under Pratap Code is 8 acres in circle Pahari and 93 in circle Kandi:-

Pahari	{ Cultivated.....	nil		
	{ Un-cultivated.....	8		
	{ Total.....	8		
Kandi	{ Cultivated.....	66	{ Warhal 1	48
	{ Un-cultivated.....	27	{ Warhal 11.....	18
	{ Total.....	93		

The full revenue thereon at the circle revenue rates amounts to Rs. 138/12/- half of which, Rs. 69/6/-, is recoverable.

[68.] *Instalments*. Instalments fixed at present for payment of revenue are as follows:-

Circle Pahari		Circle Kandi	
½ Kharif	½ Rabi	Kharif 5/8	Rabi 3/8
(1) 15th Katik to 15th Maghar	(1) 15th Baisakh to 15th Jeth	(1) 15th Katik to 15th Maghar	(1) 15th Baisakh to 15 Jeth
(2) 15th Poh to 15th Magh	(2) 1st Har to 15th Har	(2) 15th Poh to 15th Magh	(2) 1st Har to 15th Har

Rabi and *Kharif* crops of circle Kandi are almost similar, therefore, as in the circle Pahari, the demand should be equally recovered at both the harvests. Instead of four instalments, I agree to the proposed two instalments, *Kharif* from 15th: Poh to 15th: *Magh* and *Rabi* from 1st: *Har* to the end of *Har*, made by Mr: Stow, in para No. 49 of the Assessment Report of Maidani tract. I have consulted the leading *zamindars* of the *ilaga* under report about it and they have acquiesced.

69 *Malikana*. I propose the same rates of *Malikana* per rupee as those proposed by Mr: Stow in his Assessment Report for Maidani tract. They are shown below:-

	1st. Class	2nd. Class	3rd. Class	4th. Class
Irrigated	0-4-0	0-4-6	0-5-0	0-5-6
Unirrigated	0-3-0	0-3-6	0-4-0	0-4-6

[70] *Education in the tract under Report*. The heavy indebtedness of the *zamindars*, their poverty and the lack of marriage relations have allready been dealt with at their proper places. While these evils are, like canker sapping the very foundation of the community and seriously impeding its prosperity, there is another very distressing feature which will prove fatal to the growth of the coming generations. i. e. the progeny of the *zamindars*. The Darbar out of benevolence and munificence has provided free education for all and sundry, but it is regrettable that the *zamindars* have fought shy of modern education and have been very reluctant to send their sons to school. In the tract under report there are only 14 schools at Nagrota, Jandrah, Kharta, Dansal, Saruinsar, Kotli, Bhalwal, Palaura, Sunjwan, Chhanihimmat, Aghor, Charota, Raipur and Domana in an area extending over 226 sq: Miles. Is it not a matter of unutterable grief that one school imparting education of the primary standard should be deemed sufficient for an area of 16 sq: Miles, when the whole tract is interwoven with *nalas* and *khads*? The progress of education can neither be rapid nor substantial in such circumstances. Villages in scores are so far away from the existing schools that the *zamindars* cannot send their children to such long distances which it is physically impossible for boys of tender ages to traverse.

Three main causes are responsible for this apathy of the *zamindars* and their unwillingness:-

[1] The boys with a little education are neither fit for *zamindari* work nor for any other occupation, and thus instead of being the support of their parents are a burden to them, who having a bitter taste of the present system of education, generally grow averse from it and consider it more useful to them to check the spread of such literacy.

[2] It appears that the Darbar has by recent orders ruled that Primary Schools should only be opened at places, the *zamindars* whereof

place free houses at the disposal of the Department. With all respect and deference to the Darbar's Orders, I crave liberty to submit that these orders instead of leading to dissemination of education, will dampen future progress; they will hamper rather than give impetus to it. It goes without saying that the *zamindars* of the Kandi and Pahari circles of Jammu Province are in indigent circumstances and to expect from such people, that they would construct free houses is anything but possible. Moreover they are not so advanced and organised as jointly to raise an edifice for the use of the school by mutual subscriptions, with the result that the schools are faring badly.

[3] The teachers are low paid and inefficient.

I would make the following suggestions to remedy this sorry state of affairs:-

Mere Primary Education is of doubtful utility to the *zamindars* and higher education is craved for by them, but being beyond their means, they cannot profit by it. They pay substantial tax for education; it is but meet and proper that the sum so realized should be spent for their welfare. A sufficient number of *Zamindari* scholarships in preference to communal scholarships, for secondary education should be created so that the sons of *zamindars* might not be deprived of the benefits of higher education.

[71] *Term of Settlement.* The tract under report being a part and parcel of the Jammu Tahsil, the term of settlement as proposed by Mr: Stow for the Maidani tract of the tahsil should also apply to it.

[72] *Notice of Officers.* [1] S. Sohan Singh, Settlement Tahsildar, joined the Tahsil in the Sambat year 1979. He is popular among *zamindars* and is besides energetic and hardworking.

[2] Thakur Munshi Ram, Munsarim [Naib Tahsildar Candidate] has prepared statistics - a dry and hard task - with diligence and care. He worked under me for some time as an officiating Settlement Naib Tahsildar and I hold a good opinion about his work and conduct. Mr. Stow has already appreciated his services in his Assessment Report on Maidani Tract.

Dated 17-12-1924.

Chattar Singh.

Wazir-i-Wazarat



STATEMENT No. 1.

Showing area in acres.

1	2	3	4	5	6	7	8	9	10	11	Cultivated.									20
Assessment Circle.	Number of villages.	Detail.	Total area.	Forests.	Unculturable.	Arak Gholai.	Kharana.	Banjar Qadim.	Banjar Jadid.	Total uncultivated.	Irrigated.									Total cultivated.
											Gora Hail Abi.	Abi.	Total.	Gora Hail.	Warhal I.	Warhal II.	Thangar	Total.		
Pahari	89	Settlement 1952	90792	26728	36800	...	...	10498	592	74618	...	2	2	3200	7978	4373	621	16172	16174	
		Current Settlement.	87853	22788	44074	2429	16	3820	349	73476	...	19	19	2100	6966	4432	880	14358	14377	
Kandi.	45	Settlement 1952	58233	7345	14508	117	...	13595	257	35822	...	...	...	4809	10154	5816	1632	22411	22411	
		Current Settlement.	56958	5189	18915	606	...	8817	107	33434	7	93	100	2973	11459	7722	1270	23424	23524	
Total	134	Settlement 1952	149025	34073	51308	117	...	24093	849	110440	...	2	2	8009	18132	10189	2253	38583	38585	
Tract.		Current Settlement.	144811	27977	62989	3035	16	12437	456	106910	7	112	119	5073	18425	12154	2130	37782	37901	

STATEMENT No. II.
Livestock and Population.

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25
	Detail.	Bullocks and Cows.				Buffaloes.			Horses		Mules	Donkeys	Sheep	Goats.	Camels.	Total	Ploughs.	English mills.	Wooden mills.	Water Mills.	Population.			
		Plough bullocks.	Pack bullocks.	Cows.	Young stock.	Male buffaloes	Cow buffaloes	Young stock.	Riding.	Pack.											Settlement 8, 1952	Census 1911	Census 1921	Current Settlement
Assessment Circle.																								
Pahari.	Settlement 1952.	49	67	6606	61	5723391	...	...	103	...	24	4	635	6534	9	22923	2329	...	5	34	18085	16817	15020	14829
	Current Settlement.	4225	10	3671	29	2211951	1017	...	184	1939	1939	7	179	5524	19	19997	2233	1	...	82				
Kandi	Settlement 1952	57	10	5411	57	4212981	46	...	181	...	51	79	143	7221	25	23326	2812	...	...	...	23318	27574	27997	27485
	Current Settlement.	6623	113	4461	2980	3882569	446	...	306	9126	9126	493	2576	12085	89	34246	3357	...	...	94				
Total	Settlement 1952	106	77	12014	138	9936372	46	...	284	...	75	83	778	13755	34	45249	5141	...	5	34	41376	44391	43017	42314
Tract	Current Settlement.	10848	123	8132	5911	6094520	1463	...	490	11065	11065	500	2755	17609	108	54243	5590	1	...	176				

STATEMENT No. III--A.
Tribal Distribution of Owners.

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15
Assessment Circle.	Detail	Brahman	Rajput.	Bhau.	Manhas	Charak.	Rakwal	Langeh.	Thakkar	Gujar.	Megh.	Sarkar.	Others	Total
PAHARI	Number of Holdings 1952	457	45	14	...	8	1	...	550	...	25	69	33	1202
	Number of holdings	466	54	15	...	9	2	...	526	4	34	70	52	1231
	Number of owners	1157	158	17	...	21	1	...	1160	2	58	1	25	2600
	Current Settlement { Total area Cultivated area	7027 3866 ...	1511 655 225	529 ...	...	638 256	90 58	...	27581 8340	71 43	1244 425	48610 628	552 379	87853 14377
KANDI	Number of Holdings 1952	62	11	...	59	45	7	319	101	...	...	42	19	665
	Number of holdings	71	20	...	60	50	7	321	92	3	...	45	33	702
	Number of owners	349	60	3	329	441	30	1808	299	12	...	1	29	3361
	Current Settlement { Total area Cultivated area	4837 2585 ...	779 560 24	24 ...	3421 1029	3729 1977	1058 7527	9469 6311	13324 6618	71 64	...	19369 3674	877 155	56958 23524
TOTAL TRACT	Number of holdings 1952	519	56	14	59	53	8	319	651	...	25	111	52	1867
	Number of holdings	537	114	15	60	58	9	321	618	7	34	115	85	1933
	Number of owners	1506	218	20	329	462	31	1808	1459	14	58	1	54	5960
	Current Settlement { Total area Cultivated area	11864 5953 ...	2290 1215 249	553 ...	3421 1029	4367 2233	1148 585	9469 6311	40905 14958	142 107	1244 425	67979 4302	14291 234	144811 37901

STATEMENT No: III—B.
Tribal Distribution of tenants.

1	2	3	4	5	6	7	8	9	10	11	
Assessment Circle	Detail.	Brahman.	Rajput	Charak.	Langgh.	Thakkar.	Gujar.	Megh.	Others.	Total.	
PAHARI	Number of holdings	1952	478	54	...	...	76	355	103	387	1453
		Now	632	78	1	...	131	535	160	581	2118
	Number of tenants	1952	Not available								
		Now	733	141	1	...	130	639	179	612	2435
	Total area	1952	1647	130	...	...	189	1327	451	1033	4777
		Now	1505	128	2	...	265	1411	456	1003	4770
	Cultivated area	1952	1278	97	...	...	155	1124	318	1061	4033
		Now	1114	80	1	...	193	1023	378	769	3558
	Number of holdings	1952	957	191	7	329	58	1912	414	1025	4893
		Now	1406	358	40	507	56	3272	490	1768	7957
KANDI	Number of tenants	1952	Not available.								
		Now	1533	270	12	420	98	3067	666	2160	8226
	Total area	1952	1768	769	11	656	106	6700	507	1657	12174
		Now	2131	887	32	813	126	8015	673	2360	15137
	Cultivated area	1952	1557	486	10	591	92	5841	610	1314	10531
		Now	1741	490	94	672	107	6536	585	1793	12018
	Number of holdings	1952	1435	245	7	329	134	2267	517	1412	6346
		Now	2098	436	41	507	187	3807	650	2349	10075
TOTAL TRACT	Number of tenants	1952	Not available								
		Now	2266	411	13	420	228	3706	845	2772	10661
	Total area	1952	3415	899	11	656	295	8027	958	2690	16951
		Now	3636	1015	134	813	391	9426	1129	3363	19907
	Cultivated area	1952	2835	583	10	591	247	6965	958	2875	14564
		Now	2855	570	95	672	300	7559	963	2562	15576

STATEMENT No: IV. Cultivating Occupancy.

Assessment Circles.			Pahari.		Kandi.		Total.		
Details.			Area.	Number of holdings.	Area.	Number of holdings.	Area.	Number of holdings.	
Total cultivated area			14377	8828	30524	15463	37901	24291	
Cultivated by owners			5035	2133	4481	2294	9516	4427	
Cultivated by tenants free of rent			434	1028	570	792	1004	1820	
Paying rent in cash or in kind.	With rights of Occupancy.	Paying at revenue rates	2633	1512	10604	7081	13237	8593	
		Paying other cash rents	11	15	...	...	11	15
		Paying kind rents	909	433	1414	520	2323	953	
		Total	3553	1960	12018	7601	15571	9561	
		Paying at revenue rates	462	401	2203	1893	2665	2294	
	Without rights of Occupancy.	Paying other cash rents	829	541	1258	1047	2087	1588	
		Paying at kind rents	4064	2765	2994	1836	7058	4601	
		Total	5355	3707	6455	4776	11810	8483	
		Total cultivated area paying rents		8908	5667	18473	12377	27381	18044
		Details.			Unirri-gated.	Irrigated.	Unirri-gated.	Irrigated.	Unirri-gated.
Detail of rent in kind.	With rights of occupancy.	At $\frac{1}{2}$ of produce.	112	...	410	16	522	16	
		At $\frac{2}{3}$ of produce.	146	...	4	..	150	...	
		At $\frac{1}{3}$ of the produce.	651	...	925	59	1576	59	
		At other fixed rate in kind.	...	...	...	...	...	...
		Total	909	...	1339	75	2248	75	
	Without rights of occupancy.	At $\frac{1}{2}$ of the produce.	624	...	2654	1	3278	1	
		At $\frac{2}{3}$ of the produce.	691	...	43	...	734	...	
		At $\frac{1}{3}$ of the produce.	2744	..	288	8	3032	8	
		At other fixed rate in kind.	5	...	...	...	5	...
		Total	4064	...	2985	9	7049	9	

STATEMENT No: V. Floating debt.

1	2		3	4	5	6	7	8	9
Assessment Circle.	Details.		Number of owners or tenants.	Total area.	Cultivated area.	Total debt.	Average Debt.		
							Per head.	Per acre.	Per acre. cultivated.
PAHARI	Owners	Under debt.	537	10426	4481	76238	141-15-6	7-5-0	17-0-3
		Free from debt.	2062	28617	9268	...	...	...	...
		Total.	2599	39243	13749	76238	29-5-4	1-15-1	5-8-9
	Tenants	Under debt.	758	1742	1308	91283	120-6-10	52-6-5	69-12-7
		Free from debt	1677	3028	2250	...	...	...	...
		Total ...	2435	4770	3558	91283	37-7-10	19-2-2	25-10-6
KANDI	Owners	Under debt	582	9739	6727	59728	102-10-0	6-2-1	8-14-0
		Free from debt	2264	27178	13123	...	...	...	...
		Total ...	2846	36917	19850	59728	20-15-9	1-9-10	3-0-0
	Tenants	Under debt	3419	7737	6143	295621	86-7-5	38-3-4	48-0-0
		Free from debt	4807	7400	5875	...	...	...	...
		Total ..	8226	15137	12018	295621	35-14-10	19-8-5	24-9-6
TOTAL TRACT	Owners	Under debt	1119	20165	11208	135966	121-8-1	6-11-4	12-2-1
		Free from debt	4326	55995	22391	...	...	...	...
		Total ...	5445	76160	83599	135966	24-15-6	1-12-9	4-0-0
	Tenants	Under debt	4177	9479	7451	386904	92-10-0	40-18-0	51-18-5
		Free from debt	6484	10428	8125	...	...	...	...
		Total ...	10661	19907	15576	386904	36-4-8	19-6-11	24-13-5

STATEMENT No: VI.
Sales and Mortgages.

[illegible]

Mortgages at last Settlement and now																							
PAHARI																							
At last Settlement	666	430	1251	11920	465	426	815	5296	266	202	566	1722	...	...	...	...	...	...	...	...	...	...
Registered	...	334	270	610	9768	844	622	1324	10731	443	325	466	8765	...	...	...	...	...	...	80	69	172	5690
Un-registered	...	151	116	263	4500	99	77	162	2375	47	46	108	823	...	...	...	...	...	...	17	16	35	1545
Total	...	485	386	873	14268	943	699	1486	13126	490	365	509	9608	...	...	...	...	...	...	97	85	207	6655
KANDI																							
At last Settlement	931	816	1365	11231	56	36	40	540	1341	85	11652	4935		
Registered	...	315	275	604	12086	308	109	279	2322	931	814	1236	20496	...	...	...	...	...	...	...	...	...	...
Un-registered	...	192	180	396	13365	43	43	93	4377	207	153	336	8305	...	...	...	...	...	...	...	...	...	...
Total	...	507	455	1000	25451	351	151	377	6699	1138	967	1592	28801	...	...	...	...	...	...	...	...	...	...
TOTAL TRACT																							
At last Settlement	1617	1296	2616	23151	521	462	855	5396	1607	1063	2218	6657		
Registered	...	649	540	1214	21854	11	730	1603	13375	1874	1139	1722	29231	...	...	...	...	...	...	...	...	...	...
Un-registered	...	243	266	619	17865	142	120	260	6752	254	193	439	9126	...	...	...	...	...	...	...	...	...	...
Total	...	992	811	1873	39719	1294	850	1863	19525	1628	1332	2161	38409	...	...	...	...	...	...	...	...	...	...

STATEMENT NO: VII A.

Kharif crops average from 1978 to 1980.

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	
Assessment Circle.	Details	CROPS-HARVESTED																				
		Rice.	Maize.	Bajra.	Jowar etc.	Mah.	Kulth.	Mung, Moth.	Til.	Toria.	Spices.	Sugar cane.	Cotton.	Hemp.	Fodder.	Fruit.	Vegetables.	Total.	Area failed.	Total area sown.	Total cultivated area.	
P a r a g a n a	Abi	15	...	...	...	...	...	...	...	...	...	1	...	...	...	1	...	17	2	19	19
	Gora, Hail	1	1278	44	16	9	5	19	30	...	...	2	9	26	...	...	1	1440	209	1739	2109
	Warhal I.	21	1311	146	68	227	98	166	434	3	1	7	103	145	7	6	2	2745	1449	4185	6946	
	Warhal II.	4	175	54	14	116	139	120	321	5	...	1	82	40	2	...	...	1073	769	1812	4432
	Thangar	...	13	6	1	10	41	14	45	1	...	...	18	3	...	...	...	152	115	267	860
K a n a d a	Total	41	777	250	99	362	283	319	830	9	1	11	212	214	9	7	3	5427	2625	8352	14377	
	Gora Abi	3	3	7
	Abi	3	3	93
	Gora, Hail	...	320	1326	6	63	16	43	97	1	...	1	30	20	13	1	...	1937	601	2538	2973	
	Warhal I	20	157	3221	18	446	165	431	490	1	...	...	67	44	47	4	1	5115	1599	6714	11459
K a n a d a	Warhal II	...	58	1754	10	293	250	472	437	...	...	...	74	37	21	1	...	3407	1188	4595	7722
	Thangar	...	18	290	...	5	95	64	48	...	...	...	12	2	5	...	...	539	128	667	1270
	Total	20	553	6591	34	807	526	1013	1072	2	...	1	183	103	86	6	7	11004	3516	14520	23524	

STATEMENT No. VII B

Rabi crops 1979 to 1981.

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15
Assessment circle.	Details.	Wheat.	Barley.	Goji.	Gram.	Massar, Moth.	Sarshaf.	Fodder.	Fruits.	Vegetables.	Total.	Area failed.	Total area sown.	Total cultivated area.
Pahari	Abi ...	2	...	...	...	...	...	...	1	1	4	...	4	19
	Gora, Hail ...	952	153	333	2	...	...	...	...	...	1440	281	1721	2100
	Warhal I ...	1490	502	1047	39	...	...	...	15	...	3093	1066	4159	6966
	Warhal II ...	431	385	526	37	...	...	...	...	...	1359	550	1909	4432
	Thangar ...	49	48	65	7	...	...	...	...	...	169	77	246	860
	Total ...	2924	1068	1971	85	...	...	...	16	1	6065	1974	8039	14377
Kandi	Gora Abi ...	1	...	...	...	...	...	...	...	4	5	...	5	7
	Abi ...	...	...	...	...	...	...	...	89	3	92	...	92	93
	Gora, Hail ...	968	518	653	33	2	3	2	3	2	2184	316	2500	2973
	Warhal I ...	4190	886	1022	99	4	10	3	25	5	6244	728	6972	11459
	Warhal II ...	1948	540	733	46	3	6	1	...	...	3277	530	3807	7722
	Thangar ...	214	63	118	4	1	...	...	...	...	400	77	477	1270
Total	Total ...	7321	2007	2526	182	10	19	6	117	14	12202	1651	13853	23524
	Gora Abi ...	1	...	...	...	...	...	...	...	4	5	...	5	7
	Abi ...	2	...	...	...	...	...	...	90	4	96	...	96	112
	Gora, Hail ...	1920	671	986	35	2	3	2	3	2	3624	597	4221	5073
	Warhal I ...	5680	1388	2069	138	4	10	3	40	5	9337	1794	11131	18425
	Warhal II ...	2379	905	1259	83	3	6	1	...	...	4636	1080	5716	12154
Total	Thangar ...	263	111	183	11	1	...	...	...	...	569	154	723	2130
	Total ...	10245	3075	4497	267	10	19	6	133	15	18267	3626	21893	37901

STATEMENT No. VIII

Crop Experiments.

1	2	3	4	5	6	7	8	9	
Assessment Circle	Crops.	Soil.	Number of experiments.	Total area in Kanals.	Total yield in seers.		Yield per acre in Seers.		
					Grain.	Straw.	Grain.	Straw	
P a h a r i	Maize ...	Hail ...	12	75.85	4468	7649	471	806	
	Wheat ...	Hail ...	18	125.65	5139	6933	327	441	
		Warhal I	11	78.70	3018	5258	307	534	
		Warhal II	3	22.75	510	590	179	207	
	Goji ...	Hail	1	8.00	400	320	400	320	
		Warhal II	1	8.75	235	480	215	439	
	Barley. ...	Hail ...	1	4.20	267	162	509	308	
		Warhal I	1	7.00	158	120	181	137	
	K a n d i	Mash ...	Warhal II	1	18.00	216	390	96	173
		Bajra ..	Gora ...	2	8.95	337	1633	301	1460
Warhal I			1	8.00	284	588	284	588	
Til ...		Warhal I	1	16.25	172	280	85	138	
		Warhal II	1	10.00	102	168	82	134	
Wheat. ...		Gora, Hail	4	31.20	1824	1978	468	507	
		Warhal I	19	137.80	6583	7199	382	417	
		Warhal II	3	20.20	523	825	207	327	
Barley ...		Hail ...	2	7.95	484	296	487	298	
		Warhal I	2	10.60	634	768	478	580	
	Warhal II	2	20.60	597	483	232	187		

CROP	S O I L.	P A H A R I.							K A N D I.				
		Piase Maidani.	Udhampur Maidani.	Rannagar Maidani.	Samba Nali.	Assumed at last Settlement.	According to crop experiments.	Assumed now.	Samba Kandh.	Jammu Maidani tract	Assumed at last Settlement.	According to crop experiments.	Assumed now.
RICE	Abi ..	490	600	480				400		500			
	Gora Hail ..	540	450	430	400			400	420	500			500
	Warhal I ..	430	420	410	360			360		500			500
	Warhal II ..	250	240	200	240			240	250	500			500
MAIZE	Gora Hail ..	610	600	480	440	524	471	470	440	370	524		350
	Warhal I ..	450	440	280	340	524		420	320	320	524		300
	Warhal II ..	250	240	200	220			240	210	240			200
	Thangar ..							200					200
BAJRA	Gora Hail ..	250			320	305		300	340	260	286	301	300
	Warhal I ..	220	250		220	305		200	240	220	286	284	220
	Warhal II ..	200	200		150			150	160	160			140
	Thangar ..							100					100
MASH	Gora Hail ..	250	180	200	160			160	60	90	238		100
	Warhal I ..	250	260	220	100			120	40	60	238		80
	Warhal II ..	140	170	140	70			100	25	40			60
	Thangar ..							70					25
KULTH	Gora Hail ..	135	160	130	160			160	150	120			120
	Warhal I ..	135	120	140	100			100	100	80			80
	Warhal II ..	90	80		70			90	70				40
	Thangar ..				25			25	25	60			40
MUNG MOH	Gora Hail ..							160		120			100
	Warhal I ..							120		80			80
	Warhal II ..							100		60			60
	Thangar ..							70	25				25
TIL	Gora Hail ..	135	160		70			100	60	90			90
	Warhal I ..	135	120	120	40			100	40	60		85	60
	Warhal II ..	99	80		25			50	25	40		82	40
	Thangar ..							50					20
TORIA	Gora Hail ..								120	130			120
	Warhal I ..							80		90			80
	Warhal II ..							50		60			
	Thangar ..							20					
WHEAT	Gora Abi ..									350			310
	Abi ..							360		260			310
	Gora Hail ..	380	370	360	370	508	328	330	360	300	445	469	310
	Warhal I ..	315	305	320	320	508	307	320	300	220	445	382	300
BARLEY	Warhal II ..	200	200	160	220		179	220	220	180		207	180
	Thangar ..				140			110					90
	Gora Hail ..	380	375	360	370	422	509	340	360	320	350	487	320
	Warhal I ..	470	350	330	320	422	181	330	360	320	350	478	310
GOJI	Warhal II ..	200	200	170	220			200	220	190		242	180
	Thangar ..				140			100	120				90
	Gora Hail ..	380	375	360	370		400	330	360	330	476		310
	Warhal I ..	470	325	320	320	500	215	320	300	340	476		300
GRAM	Warhal II ..	200	200		220			220	220	140			180
	Thangar ..				140			100	120				90
	Gora Hail ..	320	300		260	476		260	240	240	381		240
	Warhal I ..	320	320		240	476		240	200	200	381		200
GRAM	Warhal II ..	280	260		160			160	160	150			150
	Thangar ..							100					50

STATEMENT No. IX—B

Value of gross produce of Zabti crops in rupees per acre.

Crop	Soil.	Pahari.					Kandi.		
		Riasi Maidani.	Udhampur Maidani.	Ramnagar Maidani.	Samba Nali.	Assumed now.	Samba Kandi	Jammu Maidani tract.	Assumed now.
Sugarcane.	Abi ...	20/-	15/-	18/-	...	20/-	...	40/-	40/-
	Gora Hail ...	20/-	22/-	18/-	22/-	20/-	22/-	40/-	22/-
	Warhal I. ...	20/-	22/-	18/-	15/-	20/-	15/-	40/-	15/-
	Warhal II. ...	20/-	...	...	9/-	10/-	9/-	40/-	...
Fruits.	Abi ...	10/-	...	...	...	20/-	...	25/-	...
	Gora Hail ...	10/-	15/-	...	...	20/-	...	25/-	20/-
	Warhal I. ..	...	...	...	...	15/-	...	25/-	15/-
	Warhal II. ..	...	...	...	...	...	...	...	5/-
Vegetables.	Gora Abi ...	...	...	...	...	...	...	25/-	25/-
	Abi ...	...	22/-	...	...	20/-	...	25/-	25/-
	Gora Hail ...	...	22/-	20/-	10/-	20/-	12/-	25/-	20/-
	Warhal I. ..	...	22/-	...	8/-	15/-	8/-	25/-	15/-
	Warhal II. ...	...	...	...	5/-	...	5/-	...	5/-
Cotton.	Abi ..	15/-	22/-	12/-	...	...	...	18/-	...
	Gora Hail ...	15/-	15/-	12/-	10/-	15/-	12/-	14/-	15/-
	Warhal I. ..	15/-	15/-	12/-	8/-	12/-	8/-	10/-	12/-
	Warhal II. ..	15/-	15/-	12/-	5/-	8/-	5/-	8/-	8/-
	Thangar. ...	...	...	...	...	4/-	...	...	3/-
San	Gora Hail ..	15/-	...	...	15/-	15/-	12/-	16/-	15/-
	Warhal I. ...	15/-	...	...	8/-	12/-	8/-	12/-	12/-
	Warhal II. ...	15/-	...	...	4/-	8/-	5/-	12/-	8/-
	Thangar. ...	...	...	...	3/-	4/-	...	...	3/-
Tobacco	Gora Hail ...	20/-	22/-	20/-	...	20/-	...	30/-	...
	Warhal I. ...	...	22/-	...	...	15/-	...	30/-	...
Chara.	Gora Hail ...	...	...	...	6/-	8/-	6/-	9/-	8/-
	Warhal I. ..	...	...	...	4/-	8/-	4/-	8/-	8/-
	Warhal II. ..	...	...	...	3/-	8/-	3/-	8/-	8/-
	Thangar ...	...	...	...	2/-	2/-	2/-	...	2/-

STATEMENT No: X—A Estimated Value of gross produce. Kharif Harvest.

Kandi Assessment Circle.									
Pahari Assessment Circle.					Kandi Assessment Circle.				
Soil.	Crop.	Cropped area in acres	Produce in seers per acre	Value of produce in rupees per acre	Total produce in Maunds	Price in annas per Maund	Total value in rupees	Soil.	Crop.
A b i	Rice	15	400	...	150	40	375	Hail Abi	Vegetables
	Sugarcane	1	...	20	...	...	20	...	Total
	Fruit	1	...	20	...	...	20	Abi	Vegetables
	Total	17	...	...	...	...	415	...	Total
Gora Hail	Rice	1	400	...	10	40	25	Gora Hail	Maize
	Maize	1278	470	...	15016½	33	30971-8-6	...	Bajra
	Bajra	44	300	...	330	32	660	...	Jowar
	Jowar	16	...	8	...	...	128	...	Mash
	Mash	9	160	...	36	56	126	...	Kulth
	Kulth	5	160	...	20	32	40	...	Mung, Moth
	Mung, Moth	19	160	...	76	34	161-8-0	...	Til
	Til	30	100	...	75	88	412-8-0	...	Toria
	Sugarcane	2	...	20	...	...	40	...	Sugarcane
	Cotton	9	...	15	...	...	135	...	Cotton
	Hemp	26	...	15	...	...	390	...	Hemp
	Vegetable	1	...	20	...	...	20	...	Fodder
Warhal I	Total	1440	...	...	...	...	33109-8-6	...	Fruit
	Rice	21	360	...	189	40	472-8-0	Warhal I	Total
	Maize	1311	420	...	13765½	33	28391-5-6	...	Rice
	Bajra	146	220	...	803	32	1606	...	Maize
	Jowar	68	...	8	...	...	544	...	Bajra
	Mash	227	120	...	681	56	2383-8-0	...	Jowar
	Kulth	98	100	...	245	32	490	...	Mash
	Mung, Moth	166	120	...	498	34	1058-4-0	...	Kulth
	Til	434	100	...	1085	88	5967-8-0	...	Mung, Moth
	Toria	3	80	...	6	66	24-12-0	...	Til
	Toria

STATEMENT No. X—B

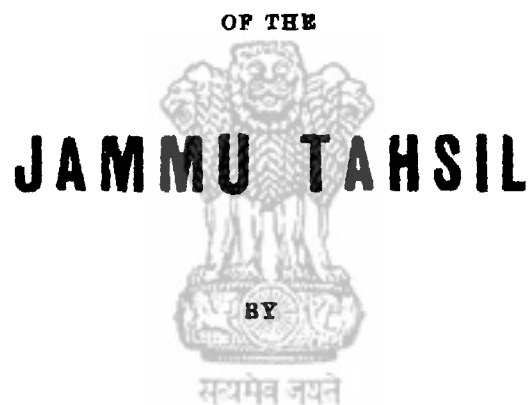
Estimated value of gross produce Rabi Harvest.

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Pahari Assessment Circle.								Kandi Assessment Circle.							
Soil.	Crop	Cropped area in acres.	Produce in seers per acre.	Value of produce in rupees per acre	Total produce in Maunds.	Price in annas per Maund.	Total value in rupees.	Soil.	Crop	Cropped area in acres.	Produce in seers per acre.	Value of produce in rupees per acre	Total produce in Maunds.	Price in annas per Maund	Total value in rupees.
Abi	Wheat	2	360	20	18	44	49—8—0	Hail Abi	Wheat	1	310	25	7 $\frac{3}{4}$	44	21—5—0
	Fruit	1	...	20	...	...	20—0—0		Vegetables	4	...	25	...	...	100—0—0
	Vegetables	1	...	20	...	...	20—0—0		Total	5	...	...	...	...	121—5—0
	Total	4	...	...	...	...	89—8—0		Fruits	89	...	25	...	...	2225—0—0
Gora Hail	Wheat	952	330	...	7854	44	21598—8—0	Abi	Vegetables	3	...	25	...	...	75—0—0
	Barley	153	340	...	1300 $\frac{1}{2}$	28	2275—14—0		Total	92	...	...	...	...	2300—0—0
	Goji	333	330	...	2747 $\frac{1}{4}$	33	5666—3—3		Wheat	968	310	...	7502	44	20630—8—0
	Gram	2	260	...	13	40	32—8—0		Barley	518	320	...	4144	28	7252—0—0
Warhal I	Total	1440	...	...	...	...	29573—1—3	Gora Hail	Goji	653	310	...	5060 $\frac{3}{4}$	33	10437—12—9
	Wheat	1490	320	...	11920	44	32780—0—0		Gram	33	240	...	198	40	495—0—0
	Barley	502	330	...	4141 $\frac{1}{2}$	28	7247—10—0		Massur	2	240	...	12	36	27—0—0
	Goji	1047	320	...	8376	33	17275—8—0		Muttar	3	90	...	6 $\frac{3}{4}$	66	27—13—6
Warhal II	Gram	39	240	...	234	40	585	Warhal I	Sarshaf	2	...	...	...	...	16—0—0
	Fruit	15	...	15	...	...	225		Fodder	2	...	20	...	...	40—0—0
	Total	3093	...	...	...	...	58113—2—0		Vegetables	2	...	20	...	...	60—0—0
	Wheat	431	220	...	2370 $\frac{1}{2}$	44	6518—14—0		Fruits	3	...	...	...	...	38986—2—3
Warhal II	Barley	365	200	...	1825	28	3193—12—0	Warhal I	Total	2184	...	...	...	...	86418—12—0
	Goji	526	220	...	2893	33	5966—13—0		Wheat	4190	300	...	31425	44	86418—12—0
	Gram	37	160	...	148	40	370—0—0		Barley	886	310	...	6866 $\frac{1}{2}$	28	12016—6—0
	Total	1359	...	...	...	...	16049—7—0		Goji	1022	300	...	7665	33	15809—1—0

Thangar	Wheat	49	110	...	134 $\frac{3}{4}$	44	370—9—0
	Barley	48	100	...	120	28	210—0—0
	Goji	65	110	...	178 $\frac{3}{4}$	33	368—10—9
	Gram	7	100	...	17 $\frac{1}{2}$	40	43—12—0
	Total	169	...	...	...	...	992—15—9
Circle Total		6065	...	...	...	...	104818—2—0
Warhal II	Gram	99	200	...	495	40	1237—8—0
	Massur	4	200	...	20	36	45—0—0
	Muttar	10	60	...	15	66	61—14—0
	Sarshaf	3	...	8	...	...	24—0—0
	Fodder	25	...	15	...	...	375—0—0
	Fruits	5	...	15	...	...	75—0—0
	Vegetables	...	...	...	...	...	...
	Total	6244	...	...	...	...	116062—9—0
	Wheat	1948	180	...	8766	44	24106—8—0
	Barley	540	180	...	2430	28	4252—8—0
	Goji	733	180	...	3298 $\frac{1}{2}$	33	6803—2—6
	Gram	46	150	...	172 $\frac{1}{2}$	40	431—4—0
	Massur	3	150	...	11 $\frac{1}{4}$	36	25—5—0
Thangar	Muttar	6	40	...	6	66	24—12—0
	Sarshaf	1	...	8	...	...	8—0—0
	Fodder	...	...	...	...	...	...
	Total	3277	...	...	...	...	35651—7—6
	Wheat	214	90	...	481 $\frac{1}{2}$	44	1324—2—0
	Barley	63	90	...	141 $\frac{3}{4}$	28	248—1—0
	Goji	118	90	...	265 $\frac{1}{2}$	33	547—9—6
	Gram	4	50	...	5	40	12—8—0
	Massur	1	50	...	1 $\frac{1}{4}$	36	2—13—6
	Muttar	...	...	...	...	...	...
	Total	400	...	...	...	...	2135—1—6
	Circle Total	12202	...	...	...	...	195256—9—3

REVIEW
OF THE
ASSESSMENT REPORT
OF THE
KANDI TRACT



L. MIDDLETON ESQUIRE, I.C.S.,

*Settlement Commissioner,
and Director of Land Records,
Jammu and Kashmir State.*

1981.

Settlement Commissioner's Review of the Assessment Report of the
Kandi Tract of the Jammu Tahsil 1981.

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I - DESCRIPTIVE.

1. Jammu tahsil has been partly under cash assessment since Sambat 1917, but the settlement of Sambat 1952 may be described as the First Regular Settlement; the present operations, which commenced in Sambat 1973, are therefore those of the first revised Settlement. The level portion of the tahsil, in which the introduction of the Ranbir Canal has wrought great changes in the system of agriculture and given room for a considerable increase in revenue, is dealt with in Mr. Stow's Assessment Report of the Maidani tract and the new demand has been announced in it with effect from Kharif 1981. The present report, dealing with the remainder of the tahsil, has been written by Chaudhri Chatter Singh who held the post of Assistant Settlement Officer in addition to that of Wazir-i-Wazarat; it may be noted that he was not connected with the operations at an early stage and thus lacks some of the special knowledge, so essential to an assessing officer, which can only be obtained during the progress of measurement work.

In order to accelerate the submission of the report to the Council I have dispensed with a review by the Settlement Officer, but I have consulted him in detail whilst on a tour which extended to every part of the tract and have taken full advantage of his great local knowledge.

2. The tahsil lies partly in the plains and partly in the outer foot-hills of the Himalayas; its shape and assessment divisions have been mainly determined by three nearly parallel ranges of low hills running South-East from the neighbourhood of Vaishnu Devi (Trikuta Devi) mountain in the Riasi tahsil. Of these three ranges the central, locally known as Kali Dhar, is the largest but least regular; it consists of a varying number of parallel sandstone ridges, much weathered and broken up into wild and desolate country. The other two each consist of a single well defined ridge; the inner one forms the boundary of the tahsil with Udhampur and is of sandstone with occasional strata of conglomerate, its South West face which is included in Jammu tahsil is very steep and there is practically no cultivation upon it; the other ridge is entirely of conglomerate, it presents a precipitous face towards the Kali Dhar, but on the opposite side slopes gently from its summit to the plains at its foot; close to its foot there now runs the Ranbir Canal and across this lies the Maidani tract dealt with in Mr. Stow's report.

The Tawi River sweeps round the Southern extremity of the inner range and turns Westward along and across the valley between it and the Kali Dhar, here it is met by its tributary-the Jhajjar-coming in the opposite direction; the two combine and break through the Kali Dhar in a series of deep ravines, thereafter pursuing a serpentine course across the next valley and passing through a gap in the outer range, guarded on opposite sides by the picturesque city of Jammu and the magnificently situated Bahu fort, the river escapes to the plains and eventually joins the Chenab.

The tract under report includes the whole of this hill area and falls naturally into three main divisions, which were adopted as assessment circles in the regular settlement; namely, the Pahari including the valley between the inner ridge and the Kali Dhar and also the folds of the Kali Dhar itself, the Darun covering the valley between the Kali Dhar and the outer ridge and extending to the top of each, and lastly the Kandi which consists of the gentle outer slope of the outer ridge.

3. Though the three natural divisions mentioned in the last paragraph are well-marked yet as regards agriculture the two first are very similar and have now been combined to form one assessment circle under the name of Pahari. The uselessness of the former separation is shown by the fact that the rates adopted in the two circles at last settlement were identical except for the trifling difference of two annas an acre on one class of soil only. As a matter of fact there is far less difference between the Darun and the old Pahari, than there is within the limits of each. The higher (Northern) parts of both the Darun and Pahari valleys consist of sandstone country intersected by ravines, sandy soil resting on sandstone is typical of both with the result that the crops raised and the systems of agriculture employed are identical. There are, however, differences; the Jhajjar and its tributaries have hollowed out deep ravines and no longer cause diluvion, but the local drainage of ages has washed the soil from the elevated plateaux between the ravines leaving it extremely shallow and therefore liable to suffer from drought or from water-logging as the seasons vary; the minor ravines of the Darun, however, run near the surface of the valley, they often cause damage by spreading over the country but have not yet removed the soil from the parts they do not actually touch, the soil therefore is deeper and the tract less insecure. Another difference is found in the nature of the soil itself, that of the Pahari being

Assessment Circles
(Paras 19 of report)

entirely derived from sandstone is very light and free from stones, whilst that of Darun contains patches of heavier and stony soil derived from the outer ridge of conglomerate.

Towards the South both valleys change their nature entirely; in the Pahari a stretch of firm rich soil lies above the right bank of the Tawi, it has been little disturbed by ravines and hence the soil is of good depth, this stretch of good land is entirely included in the Jandrah Jagir; opposite to it the Kali Dhar loses its rugged and precipitous nature and forms a wooded country in folds and hollows of which agriculture is carried on in a fertile soil of good depth, this wooded undulating country forms the Saruinsar Jagir.

The south of the Darun is a wide amphitheatre of level land laid waste by the Tawi and its tributaries, which run at surface level and have converted vast areas of land into stony wastes; such areas as have not been destroyed in this way are excessively stony but have a fair depth of soil and afford rather more secure cultivation than the shallow lands to the North.

Hence the new Pahari circle can be sub-divided into five tracts, the Northern Darun, the Northern Pahari, the Jandrah Jagir, the Saruinsar Jagir and the Tawi amphitheatre; all have some characteristics in common, but the circle is far from homogeneous and demands wide variations in standard of assessment. Minute sub-division in forming assessment circles is not advisable, and, as such variations occur in all hill tracts, the amalgamation of the two former circles is suitable; differentiation can best be made by a wise distribution of the demand over villages.

The Kandi Circle is quite distinct; throughout its length it is formed by a gentle slope of excessively stony soil facing South West, this slope is intersected by innumerable stony ravines which in the lower portions spread out and do much damage to the countryside. Owing to the almost entire absence of trees and bushes the finer and richer components of the soil are washed down by every storm; no amount of stone removal and manuring can have much effect for more than one season, if the stones are removed the rains wash away the earth which is exposed thereby, if a man manures his fields one year he knows that in the next year the benefit will go to his neighbour's land lower down the slope or, more probably, be lost in the ravines. Apart from the Kandi proper this circle, however, includes two other types of land; near the top of the ridge the contours are broken, steep slopes, folds and hollows occur, the cultivation on these slopes is intermittent and of

the poorest description but in the folds and hollows, which are not subject to denudation, the soil is sometimes deep and can be permanently enriched by manuring and careful husbandry; this elevated portion of the circle is the part termed "*Kangar*" in paragraph 10 of the report. Below the true *Kandi* there is a strip of varying width of comparatively level land known as the "*That*"; in places this *That* is more akin to the *Maidani* circles than to the *Kandi* in which it has been placed, in others it is excessively stony; it however lies mainly in villages which extend beyond its limits into the true *Kandi* and could not therefore be excluded from the circle.

The *That* with its level soil of good depth; the true *Kandi* with its monotonous stony bare slope; and the *Thangar* with its miserable hillside cultivation interspersed with patches of rich land situated in natural hollows, together combine to form an Assessment Circle in which village assessments must vary very widely from those given by one set of rates.

One of the main problems in the assessment of both circles will be the distribution of the demand over villages in such a way as to give adequate recognition to their widely varying productivity.

4. Rainfall statistics are given in paragraph 7 of the report, unfortunately both the raingauges are situated in the *Kandi* circle, where the annual rainfall appears to be just over 36 inches; probably the *Pahari* which lies nearer the hills gets considerably more rain.

Climate and Rainfall.
(paras. 5 & 7 of Report)

The bare slopes of the *Kandi* allow of no absorption of water and there are therefore no springs or wells, water can only be collected in tanks and these often dry up in seasons of drought; this absence of water causes annual migration of men and cattle and is a very serious trouble to the zamindars, but it results in a healthy climate and the production of a hardy race. The *Pahari* circle gets more rain and is of such geological formation that springs abound and there is no lack of drinking water in any season, but on the other hand the more humid climate is less healthy.

I am not impressed with the utility of the table in the report purporting to give the ideal distribution and volume of rainfall; different parts of the tract have very different needs, and my own impression is that the existing rainfall is far too heavy for the shallow sandy soil of the North West *Pahari*, in general suitable for the firmer soil to the South East, and insufficient for the stony slopes of the *Kandi*.

Natural vegetation.
(Para. 8 of Report.)

5. The whole of the Kandi is bare of trees, it is capable of supporting scrub jungle but the fuel demands of Jammu City have resulted in the complete disappearance of all trees and bushes for at least nine miles in both directions, beyond that limit the sparse natural growth is still being ruthlessly exterminated by the removal of even roots and the smallest of young trees to meet those demands. The more remote portion opposite Akhnur still carries some poor scrub jungle, but it is mainly confined to "araks" which are enclosed portions of waste set aside by the zamindars for the production of timber and fodder.

The Pahari Circle contains some pine forests on the slopes of the Kali Dhar and in the Darun valley, the best of these are situated in the Saruinsar Jagir. Scrub jungle of poor quality is found along the slopes leading up to the Udhampur boundary, scattered on the hillsides around the Jhajjar valley and in many parts of the Darun. "Araks" here are far more numerous than in the Kandi, but are less conspicuous than in that circle where they form isolated patches of natural vegetation amongst absolutely bare waste.

These Araks are a boon to the zamindars and are most beneficial in preventing the entire disappearance of arboreal growth with its attendant evil of rapid denudation.

I doubt whether the Forest Department will ever be able to cope successfully with the large expanses of almost treeless waste which have been demarcated as forests; nor do I think that the present orders, whereby *zamindars* and *Jagirdars* have been allowed a period in which to improve these "forests" and so escape the troubles they anticipate from demarcation, can have a widespread effect in a tract where joint effort is conspicuously absent. In my opinion, the encouragement of *Araks* is a far more hopeful method of restoring some of the necessary vegetation to these denuded hills, and it has the advantage of a natural process prompted by the acquisitiveness and self-seeking of the *zamindars* instead of being an official effort launched against their opposition.

Roads and Markets.
(Para. 9 of Report.)

6. The Banihal Cart Road which runs from Jammu across the Pahari circle to its Northern most limit, is the one main road of the tract. It has conferred an enormous benefit on the peasants by freeing them from the previously excessive demands for "begar"; it has however done far less for the circle in opening up a market for produce than might be anticipated, this is because it does not tap the more fertile parts but passes through villages which have little grain available for sale.

Locally the improvement of the Samba road, and the opening of a road along the bank of the Ranbir canal, have been far more beneficial to the *zamindar*; these two roads run just below the foot of the Kandi and can be reached without much difficulty from all villages of that circle, they thus open up the Jammu market and the railway terminus to the whole of that tract. I understand that a scheme is on foot to metal the canal road, if so it is one that will be of great local benefit. In the future I hope that a metalled road from Pathankot through Kathua, Hiranagar and Samba, may be linked up to the canal road and extended beyond Akhnur towards Bhimber, Mirpur and Poonch; such a road would open up the richest parts of the Jammu Province and be of enormous benefit to the agricultural and military portions of the population.

Other roads are mentioned in the report, but are little better than rough tracks, impossible for anything more effective than pack transport and difficult even for that. The provision of 15/- per annum per mile for the upkeep of these roads is almost derisive, no visible improvement could be effected with this sum and hence there is little inducement to contractors to expend it. If the allotment for these roads cannot be augmented, it would be employed more usefully by taking up short stretches at a time and putting them into really effective repair.

Jammu is the only market of any importance in the tract; it would however be large enough to provide the whole of the marketing needs if only it were accessible to all parts. Minor bazars are doing quite a respectable amount of business at Amb-Gharota in the Kandi and at Dansal in the Pahari.

7. I have little to add to the remarks in the report on this subject. Prior to the regular settlement of 1952, the assessment of the whole tahsil had last been revised in 1950 and was then fixed at Rs 190,026; at the regular settlement arrears of Rs 3,27,861 were struck off. It is clear that the early assessments were largely defeated by laxity of collection, and history has unfortunately repeated itself since the last settlement. The unpopular duty of investigating arrears which had accumulated since last settlement has been undertaken by the settlement staff; it is hoped that all arrears may be cleared off by the time the new assessment takes effect. Apart from absolute neglect of duty, which has largely been remedied by increased supervision, two faults are still common as regards collection of land revenue; suspensions are recommended in cases where

Fiscal History.
(Paras. 11 to 15 of Report.)

remission is the correct remedy, suspensions are not collected at the first opportunity. A general order to the Wazirs-i-Wazarat that loss from calamity, as opposed to loss from bad seasons, should be recognised by remission instead of suspension; and that suspensions should be collected in whole or in part after the first good season; would be timely. It may be pointed out that delay in collection causes far more hardship than strictness in the first instance; it results in men paying the debts of their ancestors and being burdened with a load of debt on account of benefits which they have completely forgotten; it further results in a too ready application for suspensions, as long as suspension arrears are light and the Zamindars know that they will be collected with the utmost strictness they will refuse to accept fresh suspensions unless absolutely necessary.

More than one quarter of the whole revenue of the tract is assigned, and the greater part of this assigned revenue is in favour of Thakur Rajput Jagirdars who have collected revenue in kind and not that nominally assessed in cash. The principle Jagirs are:-

Jandrah.	24 villages
Saruinsar.	19 villages
Raipur.	1 village.

II. STATISTICS.

8. Statement No: I attached to the report shows the classified areas as recorded by the new measurements and at last settlement. The first thing to notice is that the total area shows a decrease of 2.8 per cent. and that a corresponding decrease of 2.7 per cent was shown for the other portion of the tahsil on which a separate report was written. A decrease of from 2 to 3 per cent is commonly shown by new measurements and is due to the more accurate method of calculating areas than that followed in previous settlements. It is obvious that this decrease is purely a matter of calculation and does not exist on the spot; it is to be expected that this difference due to calculation will affect all classes of soil equally and hence that the apparent increase or decrease in each class requires correction before it can be accepted as being due to an actual change.

The following figures show how this may be done:-

	Last Settlement figures.	New figures.	Increase or decrease per cent.	
Total area.				
Pahari.	90792	87853	-3.2	} These are entirely paper changes.
Kandi.	58233	56958	-2.2	
Total.	149025	144811	-2.8	
Cultivated area.				
Pahari.	16174	14377	-11.1	} These changes are in part real and in part imaginary.
Kandi.	22411	23524	+5.0	
Total.	38585	37901	-1.8	
Area cultivated out of every thousand acres.				
Pahari.	178	164	-7.9	} These are approxi- mately the actual changes.
Kandi.	385	413	+7.3	
Total.	259	262	+1.2	

Failure to eliminate the error introduced by changes which are merely due to calculation of areas, often throws a false light on statistics, and in this case it shows a decrease in the cultivation of the whole tract whilst an actual increase has taken place.

The classes of soil adopted for record purposes are fully described in paragraph 17 of the report; the terms Gora and Hail are nearly synonymous, the former indicates land receiving manure by virtue of its situation in the vicinity of habitations whilst the latter indicates land that is regularly manured; the necessity of retaining two distinct words is not apparent and no distinction will be made in assessment. *Nahri* areas will be assessed along with *barani* soils of similar class and the difference in assessable value due to irrigation will be entirely absorbed in the fluctuating *abiana*. *Chahi* and *Sailab* areas which only amount to 6 and 36 will be assessed with *Hail-barani* and *Warhal I* respectively. This is suitable, provided that they are separated in the "bachh" if desired by the owners, but the actual areas should have been shown in Statement No. I; the point is of little importance as regards *Chahi* and *Sailab* as the areas have been reported as above, but in respect of *Nahri* land there is some confusion, from paragraph 19 it would appear that there are only 21 acres and that the total irrigated area is 140 acres whilst in paragraph 55 the *nahri* area is said to be 140 acres, bringing the irrigated area up to 259 acres. I have ascertained that the actual area is 140 acres, and that this is all in the Kandi circle and has been included in the column for *Warhal I* in Statement No. 1

Apart from the changes in the total cultivated area, already discussed, there are very great changes apparent in the area of different classes of cultivation. These are indicated in the table of percentages given in paragraph 18, but it is far easier to follow the actual changes when the statistics are put in a different form. Neglecting any changes due to the method of calculating areas, the changes in the composition of a holding in each circle which contained 100 acres of cultivated land in 1952 are shown below:—

Soil	Pahari circle.		Kandi circle.	
	1952	Now	1952	Now
Hail	... 20	13	22	13
Warhal 1.	... 49	43	45	51
Warhal 2.	... 27	28	26	35
Thangar	... 4	5	7	6
Cultivated	... 100	89	100	105

In the one circle 11 acres has been allowed to go out of cultivation whilst in the other 5 acres have been broken up from waste; but these are scarcely more important changes than those which have occurred in internal classification.

Presumably *Hail* land, being situated favourably, will become *Warhal* 1 if it is neglected and not *Warhal* 2 or *Thangar*; similarly neglect of *Warhal* 1 will tend to render it akin to *Warhal* 2 rather than to *Thangar*.

Hence the following changes appear to have occurred during the period of 30 years since settlement:—

In Pahari circle; 7 acres of *Hail* land have been deprived of manure and become *Warhal* 1; 13 acres of *Warhal* 1 have been neglected and have become *Warhal* 2; 12 acres of *Warhal* 2 have been allowed to deteriorate into *Thangar* and 11 acres of *Thangar* have gone out of cultivation altogether.

In Kandi circle; 9 acres of *Hail* have become *Warhal* 1 owing to loss of manure; 3 acres of *Warhal* 1 have deteriorated and are now recorded as *Warhal* 2; but on the other hand 5 acres have been newly broken up, and the condition of 6 acres of either *Thangar* or waste has been so improved as to bring it within the definition of *Warhal* 2.

Is this in accordance with the probabilities? It might well be anticipated that a decline in agricultural strength leading to the reversion of cultivated land into waste would be accompanied by a corresponding decline in standard of cultivation in the remaining land, as is shown by the figures for the Pahari circle. But it is also probable that a gain in agricultural power which leads to extension of cultivation, would be accompanied by increased efforts being made in cultivating the original area, and hence by an increase in the area of superior classes of land; the figures for the Kandi circle are in direct opposition to this probability; if we accept them without scrutiny we must believe that the people of the country prefer to break up waste land even when they must neglect their existing land in order to do so.

It therefore becomes clear that much of the apparent change cannot be actual, but is due to changes in the meaning attached to the terms *Hail*, *Warhal* 1 etc. That this is so I have verified on my tours, and find that the tendency in the present Settlement has been to

adopt a much higher standard of cultivation in the classification of *Hail* and *Warhal* I.

As regards *Hail* this can be satisfactorily illustrated as follows:— its existence depends on manure, which again depends on the number of cattle owned by the landholders. Horned cattle are of chief importance in this respect as also in all other matters connected with agriculture; simple calculations show that the number of horned cattle attached to the typical holdings discussed above are as noted in the margin.

Pahari.		The nominal decline in <i>Hail</i> in the Pahari
In 1952.	97	circle is greatly in excess of the decline
Now.	87	which would result merely from the decrease
Kandi.		in the number of cattle; whilst in the Kandi
In 1952.	65	circle a large increase in the number of cattle
Now.	83	and therefore in the manure available for
		the fields has been followed by an apparent
		decrease in the amount of manured land.

Apart from the introduction of irrigation, as to which there can be no doubt, it is essential that we should form some idea as to how far the apparent changes in soils are due to actual changes in cultivation and how far they are due to mere changes of standard in the records.

The unirrigated area at last settlement is shown in columns A of the table below, it has been reduced from 16172 to 14358 acres in the Pahari but has increased from 22411 to 23424 acres in the Kandi; if the general standard of cultivation had not changed the classification of the new area according to the old standards would be as shown in columns B, but according to the new measurements the classification is that shown in columns C.

		Pahari Circle.			Kandi Circle.		
		A.	B.	C.	A.	B.	C.
Hail	...	3200	2842	2100	4809	5026	2973
Warhal I.	...	7978	7083	6966	10154	10613	11459
Warhal II.	...	4373	3883	4432	5816	6079	7722
Thangar.	...	621	551	860	1632	1706	1270
Total	...	16172	14358	14358	22411	23424	23424

Hence the soil may be grouped in seven different classes in each circle as follows:—

Class.	P a h a r i.			K a n d i.		
	Area.	Recorded in		Area.	Recorded in	
		1952 as	1981 as		1952 as	1981 as
1	2100	Hail	Hail	2973	Hail	Hail
2	741	Hail	Warhal I	2053	Hail	Warhal I
3	6225	Warhal I	Warhal I	9406	Warhal I	Warhal I
4	858	Warhal I	Warhal II	1207	Warhal I	Warhal II
5	3574	Warhal II	Warhal II	6079	Warhal II	Warhal II
6	309	Warhal II	Thangar	436	Thangar	Warhal II
7	551	Thangar	Thangar	1270	Thangar	Thangar

Hence in the Pahari 26 per cent and in the Kandi 41 per cent of the old *Hail* lands have now been recorded as *Warhal I*.

In the Pahari 12 per cent and in the Kandi 11 per cent of the old *Warhal I* have been recorded as *Warhal II*.

In the Pahari 8 per cent of the old *Warhal II* lands have been recorded as *Thangar*, whilst in the Kandi 26 per cent of the old *Thangar* lands have been recorded as *Warhal II*.

Actual changes from the *Warhal I* to *Warhal II* system of cultivation are not very likely to occur, but the dividing line between the two classes is very vague: it may safely be said that the very similar changes of this nature shown in both circles are mainly due to the present settlement staff having adopted a higher standard in recording *Warhal I*.

Thangar and *Warhal II* lands are easily distinguished, and little land lies on the border line between the two; in one circle the change is in the opposite direction to that in the other. It is known beyond doubt that cultivation has declined in the Pahari and increased in the Kandi, and it is reasonable to suppose that these changes have been accompanied by a neglect of the poorer soil in the one case and increased attention to them in the other. In this case it is probable that the

changes are due to actual facts rather than to mere changes in definitions.

As regards *Hail* land we know that the number of horned cattle has decreased by 10 per cent in the Pahari and increased by 24 per cent in the Kandi. We should therefore expect a decrease of 10 instead of 26 per cent in the Pahari *Hail* lands, we may therefore ascribe 16 per cent of the decrease to a change in the standards adopted in defining *Hail*. In the Kandi we should expect an increase of 24 per cent but actually have a decrease of 41 per cent, can we imagine that a decrease of 65 per cent is due to changes of standard? According to the present classification there are 668 and 625 horned cattle to every 100 acres of *Hail* in the Pahari and Kandi circles respectively, which indicates that the present standard in the Kandi is not higher than that in the Pahari; on the other hand the figures at last settlement were 488 and 305 respectively showing that at that time the *Hail* lands of the two circles were recorded at very different standards. This has been rightly corrected now, and we may conclude that the enormous apparent decrease in *Hail* soil in the Kandi is due entirely to a very low standard having been adopted in 1952.

This greater strictness in the standard of soil classification has not, so far as my inspections go, been carried to excess; great care appears to have been exercised in preparing the record and I consider the new classification to be more accurate than the former. But any change in classification, whether it is in itself an improvement or the reverse, renders the examination of assessment statistics very difficult. Eventually the assessing Officer has to devise a demand to be applied to the soil as now recorded whilst his main data in doing so are derived from cropping statistics which were prepared before the new measurements were complete and the present system of classification adopted.

9. In the Pahari circle the population has shown a steady decline at each of the four enumerations quoted in the report; in the Kandi circle a steady increase is shown up to 1921 and thereafter an apparent drop of a few hundreds, this apparent drop may well be due to the difference between census and settlement enumeration methods and cannot be accepted as reliable. The very marked tendency of the population to decrease in the Pahari whilst it is increasing in the Kandi requires explanation; the report indicates three reasons, (a) character and social customs in the former circle, (b) the respective climates and (c) the prevalence of celibacy

Population.
(Para. 20 to 22 of Report)

amongst agricultural Rajputs. The second of these reasons is certainly not sufficient to cause anything like the difference that exists, moreover the climates have not changed and the population should have adjusted itself to climatic conditions and reached a static condition long ago.

The other two reasons cannot be tested unless the tribal distribution is shown, unfortunately there are no figures given for population by caste, but a rough idea can be gathered by adding the number of owners and tenants of each caste as below:—

Total number of Owners and Tenants of		
	Pahari	Kandi
Brahmans	1506	2266
Rajputs and Thakkars	4327	1072
Gujars	14	3706
Meghs	58	845
Others	34	2772
Total	5939	10661

This shows at once that the Pahari circle is inhabited mainly by Rajputs and Thakkars, whilst in the Kandi the most numerous caste is that of Gujars. This illustrates the point of the remarks in the report as to the decrease amongst Rajput tribes; such a decrease will be reflected in the total population of the Pahari but not of the Kandi. Here, and again in paragraph 28, I think Chaudhri Chattar Singh has placed his finger upon one of the most distressing features, of the whole of Jammu Province and also of the Dogra country to the East thereof, the Rajputs are declining in numbers very rapidly; as Settlement Officer in Kangra, as Superintendent of Census in the Punjab and in my present capacity I have repeatedly been faced with this fact and I have made many enquiries as to its causes. This feature of an otherwise virile, manly and aristocratic race must be regretted by all; it appears to arise amongst other causes from the following:—

- (a) An inadequate proportion of females in the population.
- (b) The difficulty in finding brides, caused both by (a) and by the marriage system whereby each social grade depends on a lower one for its brides, a system which falls particularly severely on the Thakkars who are at the bottom of the scale.
- (c) The enormous expense attending on marriage ceremonies.
- (d) The looseness of morals which must follow from the infrequency of marriage.

In so far as the first cause is natural there are no known means of combating it, in so far as it is artificial it is happily disappearing. The second and third causes are purely social and are capable of remedy. The fourth cause is merely a consequence of the others and would disappear very largely with their removal. Action in this matter lies with the people themselves, but much can be done by education and by social propaganda; the interests of the race and of the State demand that everything possible should be done to remedy the evil; I bring this distressing matter to the sympathetic notice of the Rajput Sabha, the State Council and His Highness the Maharaja Sahib Bahadur and trust that it may be gradually eliminated.

The Brahman element in the population appears to be stationary; but the Gujars are multiplying rapidly, it is to their exertions as also to those of grantees of "chaks" that the extension of cultivation in the Kandi circle is mainly due.

The incidence of population on total and cultivated areas is 108 and 674 to the square mile in the Pahari circle, against 302 and 745 to the square mile in the Kandi. An examination of cropping statistics shows that for every thousand persons in the Pahari 1085 acres are sown and only 775 harvested whilst in the Kandi 1032 acres are sown and 844 harvested. It is therefore apparent that, in spite of the greater incidence of population on cultivated area, the residents of the Kandi raise a larger area of crops per head.

10. The number of livestock has followed the changes in population

Miscellaneous Agricultural Statistics.
(Pages 24 to 29 of Report.)

as would be expected, the comparative changes are shown

in the inset table:—

	Pahari circle. Decrease %	Kandi circle. Increase %	Total tract. Increase %
Population	17.9	17.9	2.3
Horned cattle	10.2	24.5	7.8
Other livestock	18.3	111.7	44.2
Total livestock	12.8	53.4	19.9

Practically all the horned cattle are the property of *zamindars* and it is these animals which are of most assistance to them in their work, in both circles the number of such cattle has increased

relatively to the population; other livestock is partly composed of animals which may belong to "bakarwals" and shopkeepers or other persons not directly connected with the land, changes in its numbers do not necessarily reflect changes in the condition of the *zamindars*.

The spread of the Gujar tenant population in the Kandi has had much to do with the increase amongst horned cattle.

The natural grazing of the Kandi circle is very poor and affords little sustenance except for goats, cattle are largely stall-fed and graze in the cultivated lands when lying fallow; with the disappearance of goats and encouragement of "arak" enclosures the circle could be made to afford good grazing.

There is sufficient grazing in the Pahari though much of it is inaccessible to the heavier varieties of cattle.

Miscellaneous income. Apart from the proceeds of service and pensions, which have no direct connection with agriculture, the miscellaneous income is estimated at Rs. 9455 p. a. in the Pahari and Rs. 20969 in the Kandi; in the latter circle transport animals and milch cattle are a source of considerable profit owing to the presence of Jammu City, whilst in the former few animals are kept beyond those necessary to provide for agricultural and household requirements. In view of the existence of the "kah-charai" tax, this miscellaneous income is not a factor which should be considered in assessing the land revenue.

Owners, Occupancy Tenants and their Holdings. The report shows the average cultivated area per proprietary holding and per proprietor to be that shown in part A of the marginal table but it must be remembered that one quarter of the cultivated area in the Pahari and one half in the Kandi is subject to occupancy rights and that the owners get little benefit therefrom, if these areas are deducted the figures are reduced as shown in part B of the table. A further deduction of the land under non-occupancy tenants reduces the figures to those shown in part C, which represent the average areas actually cultivated by the owners themselves.

The number of owners and of occupancy tenants together with the cultivated area owned and cultivated by them respectively are reproduced from the statements attached to the report in a convenient form below:-

Caste.	Number of owners.	Cultivated area owned.	Number of occupancy tenants.	Cultivated area in their possession.
<i>Pahari Circle.</i>				
Brahman	1157	3368	733	1114
Rajput	197	1194	142	81
Thakkar	1160	8340	130	193
Gujar	2	43	639	1023
Megh	58	425	179	378
Others	25	329	612	769
State	1	628	...	...
	2600	14377	2435	3558

<i>Kandi Circle.</i>				
Brahman	349	2585	1533	1741
Rajput	2671	10428	702	1256
Thakkar	299	6618	98	107
Gujar	12	64	3067	6536
Megh	...	...	666	585
Others	29	155	2160	1793
State	1	3674	...	...
	3361	23524	8226	12018

In both circles the Brahmans, Rajputs and Thakkars own practically all the land, whilst Gujars hold the largest areas as occupancy tenants. In the Pahari circle the majority of the Rajputs are Thakur Rajputs who do not plough and do not take a great deal of interest in the management of their lands, naturally this class does not work as tenants. In the Kandi the Rajputs are mainly the Langehs who are a hard-working and thrifty race, they also hold considerable areas as occupancy tenants.

The Thakkars are most numerous and own most land in the Pahari, they are decreasing in numbers at an appalling rate and are in general fairly good cultivators but have little initiative and, on account of the smallness of their families, are inclined to part with their property in a reckless fashion.

In the Kandi tract the Thakkars are very few in number but have enormous holdings, they cannot cope with their land and a very large proportion of it has been given out to tenants with occupancy rights.

The Brahmans of both circles are holding their own with difficulty, they are thrifty except in the matter of observances, but their cultivation is not of the best.

The Gujars are increasing in numbers and prosperity, they are extending their occupancy rights by purchase and in a few villages have managed to acquire proprietary rights; their presence has undoubtedly saved the State from having to face the problem of a depopulated tract rapidly going out of cultivation.

Sales. Since last settlement 5.9 per cent of the cultivated area of the Pahari circle has been sold, whilst an additional 1.3 per cent has been brought under occupancy rights by sale. The sales of occupancy rights are almost entirely by owners to new tenants and not by existing tenants to others, hence, though not strictly accurate, it may be said that the owners have alienated 7.2 per cent of their lands by sale.

In the Kandi the owners have sold 3.7 per cent of their full ownership rights and occupancy rights in 6.5 per cent of their lands.

In ultimate effect the sales in the Kandi have been heavier than in the Pahari though, by being mainly limited to tenant rights, they have been disguised and the pride of the vendors has been saved. Undoubtedly the Kandi is the more prosperous tract, but the reason for the large sales which have taken place therein is that a very few Thakkar families which are decreasing in numbers own far more land than they can manage.

Another reason for the sales of the less prosperous Pahari tract being lighter than those of the Kandi is to be found in the fact that approximately half the circle lies in the Jandrah and Saruinsar Jagirs where the collection of revenue in kind has made ownership rights an unmarketable asset.

Mortgages and Debt. The debt secured by mortgage as well as the floating debt in the two circles is reported to be as follows:—

		Pahari.	Kandi.
Owners	Mortgage Debt	74,004	1,21,902
	Floating Debt	76,238	59,728
Tenants	Mortgage Debt	13,310	96,560
	Floating Debt	91,283	2,95,621
<hr/> Total Debt		<hr/> 2,54,835	<hr/> 5,73,811
Present Revenue		33,539	45,710

The total debt is 7.6 times the annual revenue in the Pahari and 12.6 times in the Kandi: even so, there is a probability that debts have

been concealed and that the floating debt is under-estimated.

Undoubtedly the owners are impoverished and the burden of debt lies heavily upon them. Chaudhri Chattar Singh states that the number of Cooperative Banks is very small, and that they are not in a flourishing state; he urges that the number should be increased. Though I agree with him as to the desirability of extending the cooperative movement in this tract, I must point out that the mere opening of banks is no remedy for indebtedness, until the few banks which have already been started are successful and their members have begun to acquire the cooperative spirit it is best to concentrate upon them and not to start further doubtful concerns.

In general the figures show higher mortgage values than sale prices for all classes of rights. The thrifty man who drives a hard bargain is far more likely to contract a mortgage than to sell his land in perpetuity. But another point is that the figures for sale are collected from transactions extending over thirty years, during which period there has been a great increase in land values; the mortgage figures however refer to existing mortgages; probably if recent sales alone were examined they would be found to indicate higher values than shown by mortgage statistics.

In comparison with many tracts the amount of alienation is undoubtedly light, but it must be remembered that there is very little demand for land in this tract from outsiders and that the residents of the Pahari are decreasing in numbers and are therefore unlikely to acquire land even when it is on the market. Floating debt is high, and though the general standard of living, as illustrated by the amount of livestock and the personal possessions of zamindars, shows a great improvement since last settlement it is still a low one comparing unfavourably with many other parts of the State.

11. Statements Nos: VII—A and VII—B attached to the report were compiled from the results of crop inspections* made between Kharif 1978 and Rabi 1981. they possess the advantage of being based on inspections specially carried out by the settlement staff instead of on the doubtful statistics prepared earlier, on the other hand an average of only three harvests is not a very safe guide to an assessment which is to remain in force for a long period.

Cropping Statistics.
(Paras. 30 to 35 of Report.)

Measurements had not been completed when these inspections were carried out, and it might be supposed that the crops recorded as being on one class of soil were really grown on the area previously recorded in that class and not on the present area; if this were so, the great changes in the classification which I have mentioned in paragraph 8 would result in confusion, for it would be impossible to ascertain which of the recorded crops were grown on each class of soil as now recorded, and hence it would be impossible to obtain any data for assessment of the different classes. Fortunately this has been avoided by an elaborate examination of the records so as to allocate the crops to the correct classes of soil. Even so the fact that great changes have been made in soil classification, should be recognised as a reason for refusing to accept the figures compiled from the crop statistics as an absolute guide to assessment.

Chaudhri Chattar Singh states that Hail soil should produce one crop every season, Warhal I three and sometimes four crops in four seasons, Warhal II one crop in every two or three seasons and Thangar one crop in six seasons. The crops sown and matured on one hundred acres of land of each class actually come to the following:—

Crops grown on 100 acres of cultivated land.	Pahari circle.		Kandi circle.		Theoretical area to be sown.
	Sown.	matured.	Sown.	matured.	
Hail Abi	...	...	114	114	...
Abi	121	111	102	102	...
Hail Barani	160	137	169	139	200
Warhal I.	120	84	119	99	150 to 200
Warhal II.	95	55	109	86	66 to 100
Thangar	60	37	82	74	33
Total	112	80	121	99	

On the basis of the statistics I would amend the Chaudhri's statement as follows:—*Hail* is normally sown 4 times in 5 seasons, *Warhal I* 3 times in 5 seasons, *Warhal II* approximately once a year, whilst anything sown less than four times in 5 years comes under the head of *Thangar*.

The point is not very material; what is important is to notice that the sowings on all soils except *Thangar* are very similar in both circles and hence to conclude that the standard adopted at measurement has been adopted systematically. As regards *Thangar* there is a great deal of difference in the two circles, but as it must include all the worst cultivated land this does not indicate faults of classification.

The small *Abi* areas are mainly devoted to rice or are under fruit trees, which satisfactorily accounts for the absence of double cropping in them.

The amount of failure recorded at crop inspection is always subject to suspicion, it is very difficult to estimate and *Patwaris* are very liable to overlook it. The percentage of failure calculated from the statements is as shown in the margin. The Chaudhri, dealing only with

Soil.	Pahari.	Kandi.
Hail— <i>Abi</i>.	...	...
<i>Abi</i> .	8.0	0
Hail— <i>Barani</i> .	16.8	18.2
Warhal I.	30.0	17.0
Warhal II.	35.2	20.5
Thangar.	37.4	17.9
Total	28.6	18.2

the failure recorded as a whole, considers that it has been underestimated in the whole tract and particularly in the Kandi; the figures for different classes of crops throw much more light on the subject, and it may safely be said that the amount of failure recorded is insufficient to accept as a guide to the future in the case of *Warhal II* and *Thangar* in the Kandi circle; in no other case do I think that the assumption is justifiable, on the contrary a failure of 30 per cent in the Pahari Warhal I appears to be beyond the bounds of probability.

The most important crops grown in the tract are Maize, Millet, Wheat, Barley and *Goji*, the last being a mixture of wheat and barley. The changes in the production of these since last settlement are interesting and are illustrated in the form of percentages on the total harvested area in the margin. The concentration of attention on maize and

Crop.	Pahari Circle.		Kandi Circle.		
	1952	Now	1952	Now	
Maize	22.6	24.2	27.7	2.4	millet respectively in the Pahari and Kandi circles in the <i>Kharif</i> season is very noticeable, it has now gone to even greater lengths than at last settlement.
Millet	0.8	2.2	25.6	28.4	
Wheat	20.7	25.4	25.6	31.5	
Barley	22.5	9.3	12.9	8.7	
<i>Goji</i>	13.2	17.1	14.1	10.9	

Wheat, barley and *Goji* together show a slight decrease in favour of miscellaneous crops in both circles; but the most noticeable change is the tendency to replace barley by *Goji* and *Goji* by wheat; this change indicates a distinct rise in the standard of living, and possibly an extension of the raising of crops for export rather than for local consumption.

III. ASSESSMENT.

12. Too much of the report is devoted to the discussion of prices; Prices and yields (Paras. 37 to 44 of report.) the commutation prices adopted had already been sanctioned by me in the course of ordinary business and it would have been sufficient to indicate them and to give a very brief note on the data on which they were based.

The general rise in prices of 73.7 per cent as calculated in paragraph 44 is partly due to the low commutation rates adopted at last settlement and is greater than the actual effective rise; the zamindars do not get the full benefit of a rise in prices and there can be no question of a proportionate rise in assessment.

It is very disappointing to find that crop experiments, on which estimates of yields should be based, and which form one of the principal duties of the settlement staff in connection with assessment, have been woefully neglected. The results of those which have been conducted are entered in statement No: VIII., but the area reserved for experiments has been so small and the number so few that, even apart from the unreliable nature of the experiments themselves to which attention is drawn in the report, they afford practically no data on which to estimate yields.

In the absence of reliable crop experiments much reliance has necessarily been placed on the estimates of yield adopted in neighbouring Tahsils; this is very unfortunate; mistakes must occur everywhere and it should be the aim of a Settlement Officer to estimate his yields independently, after he has done so he can compare them with those adopted elsewhere to ensure that he has overlooked no palpable mistake; the comparison however should only be a check on his own estimate and not the basis of it.

The yields actually adopted are collected in statement No: IX—A together with the comparative yields on which they are mainly based; the text of the report adds little to the information which can be gleaned from that statement. For facility of reference the yields which have been adopted are grouped together below:—

Crop.	A b i		Hail Barani		Warhal I		Warhal II		Thangar	
	Pahari	Kandi	Pahari	Kandi	Pahari	Kandi	Pahari	Kandi	Pahari	Kandi
Rice	400	...	400	...	360	500	240	...	...	...
Maize	470	350	420	300	240	200	200	200
Bajra	300	300	220	220	150	140	100	100
Mash, Mung and Moth	160	100	120	80	100	60	70	25
Kulth	160	120	100	80	90	40	25	40
Til	100	90	100	60	50	40	50	20
Toria	120	80	80	50	...	20	...
Wheat	...	360 310	330 310	320 300	220 180	110 90	...	...	...	...
Barley	340 320	330 310	200 180	100 90	...	...	...	...
Goji	330 310	320 300	220 180	100 90	...	...	...	...
Gram	260 240	240 200	160 150	100 50	...	...	...	...

It will no doubt come as a surprise to anyone, who has read the report and review up to this point and who has no personal knowledge of the tract, to find that the yields assumed in the Kandi are so uniformly below those for the Pahari; but careful consideration of the preceding paragraphs will show that the superiority of the Kandi is due entirely to the nature of its population and its proximity to the Jammu market, in respect of soil it is distinctly inferior to the Pahari. This feature of the assumed yields is certainly correct, but in many other respects I cannot agree with them.

Warhal I, Warhal II and Thanger are rarely manured; the main respects in which the two latter are inferior are that they lie further from habitations and are neglected, and that the soil is not rich enough to bear crops without considerable periods of rest. The first inferiority leads to failure of crops and the second to diminished sowings, both of which are brought into the produce estimate automatically through the medium of the crop statistics. When however these inferior soils have been left fallow for some time the crop eventually raised upon them is not so markedly inferior to those on *Warhal I* as the assumed yields suggest. *Prima facie* the yields on *Warhal II* and *Thangar* have been much under-estimated.

Rice. No experiments have been made. The Pahari *Abi* yield is far below that in adjoining Tahsils and there is no justification for assuming it to be the same as in *Hail* unirrigated land. The yield for *Warhal II* is extremely low, and, though based on yields assumed elsewhere, is impossible to reconcile with those assumed for better lands in this circle. The yield for the Kandi has been assumed at the same rate as in the Maidani, but though the rice-growing tract adjoins the Maidani it is amongst the poorer lands of that circle. Moreover the actual crop is grown in *Nakri* land and to assume the full yield produced would result in assessment at *Nakri* rates instead of at dry rates.

Maize. The *Warhal I* rates appear to be suitable, but the assumptions for *Warhal I* and *Thangar* are manifestly too low and incompatible with them.

Bajra. Although this is exclusively grown in the Kandi this is no reason for failing to recognise the superiority of the Pahari soil. The yields for *Hail* lands are unduly high compared with those for *Warhal I*.

Mash, Mung and Moth. The yields assumed appear to be generally suitable, but the very small produce ascribed to the *Thangar* in both circles is inexplicable. Apparently it is based entirely on that assumed in the Samba Nali circle, without reference to the yields in other soils of

the tract under report.

Kulth. undoubtedly this crop benefits from manure, but the increased yield resulting therefrom can scarcely amount to the difference in the assumed yields for *Hail* and *Warhal*. The *Pahari Thangar* yield follows that taken in *Samba Nali* without question, though it is manifestly wrong when compared with the yields assumed for all other soils.

Til. Due appreciation of the natural differences in soils is not reflected in the yields adopted for the *Pahari* circle.

Toria. The reverse is the case as regards this crop, and the enormous difference between yields for different soils, is not in accordance with probabilities.

Wheat, Barley and Goji. The difference in yield resulting from manure is given scarcely sufficient recognition. The yields assumed for the two poorest classes of soil, are extraordinarily low. I cannot believe that, setting aside failed areas, it takes three acres of *Thangar* or one and a half acres of *Warhal II* to produce as much as wheat as one acre of *Warhal I*. These crops often do very well in poor land in good seasons; in bad seasons there is much failure, but this should be recognized in the cropping statistics and not by the assumption of very low yields.

Gram. Similar remarks apply.

The yields assumed cannot be accepted as they stand; it appears that allowance has been made for extensive failure on the poorer soils; no such allowance should be made, assumed yields should be those for that part of the crop which comes to maturity, otherwise the liability to failure is counted twice over in the produce estimate.

Without the assistance of reliable crop experiments, the assumption of yields must be based largely on theory and personal impressions. In the present case they have been based too closely on assumptions made elsewhere, some in one place and some in another, with the result that they are not mutually compatible.

I propose that the following yields should be assumed in the place of those given in the report:—

Crop	Abj		Hail Barani		Warhal I		Warhal II		Thangar	
	Pahari	Kandi	Pahari	Kandi	Pahari	Kandi	Pahari	Kandi	Pahari	Kandi
Rice	480	...	400	...	360	480	300	...	...	...
Maize	480	350	420	800	360	240	300	260
Bajra	280	260	230	220	160	150	120	100
Mash, Mung, Moth	160	100	120	70	100	60	80	40
Kulth	140	110	100	80	90	60	70	40
Til	100	80	90	60	70	40	50	30
Toria	110	80	80	60	...	50	...
Wheat	...	360	340	310	320	280	250	220	200	180
Barley	340	310	320	300	260	240	220	200
Goji	340	310	320	300	260	230	210	190
Gram	260	240	240	200	200	160	160	110

In accordance with the usual practice no yields have been assumed for Sugarcane, Fruit, Vegetables, Cotton, Hemp and Tobacco, and their value has been incorporated into the produce estimate by the assumption of money values for their produce per acre.

These crops are very sparsely grown in the tract; and the assumptions therefore have little effect on the produce estimate. These assumptions are set out in Statement No: IX—B of the report. They appear to me to be reasonable though those for fruit and vegetables might well be higher; I do not propose to complicate this review by suggesting changes which would have no appreciable effect on the ultimate gross produce estimate.

13. The only *Kamins* considered as true agricultural servants in the report are the Smith and the Carpenter and between them these receive grain of the calculated value of Rs. 10,134 in the Pahari circle and Rs. 19,922 in the Kandi. The basis of this calculation is a very careful enquiry carried out by the writer of the report, and I think his conclusions should be accepted as they stand.

After deducting the dues of these *Kamins* the State share of the gross produce as worked out in the report (in which I have corrected an error of calculation) comes to 17.5 per cent and 21.4 per cent in the two circles.

The difference, of course, is due to the prevailing rates of *batai* rent being lower in the Pahari than in the Kandi which again is due to the circumstances of population and not to differences in the quality of the soil.

The calculations in paragraph 48 of the report need amendment in view of the changes in yields which I have recommended in my previous paragraph; these calculations will now work out as below:—

Pahari Circle.

Soil.	Gross Produce in rupees	State share at 17.5 %	Crop rate	Soil rate
Abi	580	101	4-12-11	5-5-0
Hail barani	64119	11221	3-14-4	5-5-6
Warhal I	101738	17804	3-0-10	2-8-1
Warhal II	29271	5122	2-1-8	1-2-6
Thangar	2820	494	1-8-7	0-9-2
Total	198528	34742	3-0-4	2-6-8

Kandi Circle.

	Gross Produce in rupees	State share at 21.4 %	Crop rate	Soil rate
Hail Abi	200	43	5-6-0	6-2-3
Abi	2375	508	5-5-7	5-7-4
Hail barani	64663	13838	3-5-4	4-10-6
Warhal I	162237	34719	3-0-11	3-0-6
Warhal II	65545	14027	2-1-7	1-13-1
Thangar	6615	1415	1-8-1	1-1-10
Total	301635	64550	2-12-6	2-11-11

So far as the statistics and calculations are concerned this is a correct estimate, but possibilities of error are frequent both in the statistics and in the assumptions which are involved in making such an estimate.

The main source of error in *statistics* lies in the figures for cropping and more particularly in the *Patwaris'* estimates of failure. In paragraph 11 I have pointed out that the amount of failure recorded is probably more than normal in the *Warhal I* of the Pahari circle and totally insufficient in the *Warhal II* and *Thangar* of the Kandi.

The main sources of error in the *assumptions* made are (1) in the yields assumed, and (2) in the theory that the rent paid by a tenant represents the owners' net profit even when applied to land not cultivated through tenants. As to (1) I have done my best to assume probable yields though the material before me was too slight to do so satisfactorily. As regards (2) it must be noted that only 28 per cent of the cultivation in the Pahari circle and only 13 per cent in the Kandi is carried out through tenants-at-will paying rents in kind; yet this estimate assumes that those few tenants pay absolutely correct economic rents. As a matter of fact the few Kandi tenants pay higher rates than those of the Pahari, though they cultivate fields giving smaller yields; this is due to the fact that plenty of tenants are available in the Kandi whilst they are very difficult to find in the Pahari. In consideration of this fact it is highly probable that the Pahari tenants pay less than the economic rent whilst the Kandi tenants pay more.

The rates per acre cropped given by the estimate are practically identical for *Warhal I*, *Warhal II* and *Thangar* in both circles, for other soils they are higher in the Kandi than in the Pahari. But the crops in Kandi give lower yields throughout, so that this feature is entirely due to the larger proportion of the gross produce which falls to the share of the State in the Kandi. Hence if we follow the estimate closely we shall be taking a higher revenue on Kandi crops than we take on more productive crops in the Pahari; this is justified as regards the area under tenants paying in kind but it is doubtful whether it is really legitimate in the case of the far greater areas which are cultivated by the owners themselves or by tenants paying at or in proportion to revenue rates.

Taking these probabilities into consideration, it must be recognised that in assessing revenue we should incline to go below the "half-net-assets" estimate in the Kandi and should not refuse to go above it in the Pahari, and also that these tendencies should be all the stronger as regards *Warhal I* of the Pahari and *Warhal II* and *Thangar* of the Kandi.

The cash rent estimate given in paragraph 49 of the report calls for little remark, it has been correctly worked out but it can afford little guide to assessment as only 5.8 and 5.3 per cent of the cultivation is let out on cash rent in the two circles, whilst even this small proportion is mainly made up of land which is not typical of its class.

14. The rates given by the various estimates, together with those proposed by Chaudhri Chattar Singh, and those recommended by me are assembled below:-

Detail.	Rates per acre cultivated.				
	Abi	Hail	Warhal I	Warhal II	Thangar
Last Settlement. ...	3/ 9/0	3/ 9/0	2/6/0	1/ 3/0	0/13/0
Cash rent estimate. ..	...	3/ 5/1	2/0/10	1/ 9/6	1/ 3/4
Half-net-assets estimate. ...	4/10/1	5/ 3/7	2/9/2	0/15/4	0/ 5/7
Ditto as revised in this review.	5/ 5/0	5/ 5/6	2/8/1	1/ 2/6	0/ 9/2
Proposed in the report. ...	5/ 8/0	4/10/0	2/8/0	1/ 6/0	0/12/0
Recommended for adoption ..	5/ 0/0	5/ 0/0	2/10/0	1/ 6/0	0/12/0

The revised produce estimate, which is the main guide at our disposal, gives practically identical soil rates for *Abi* and *Hail-Barani* which were assessed at one rate at the last settlement. The rates proposed in the report show a wide difference and I doubt whether, even apart from statistics this is justifiable; the small area of *Abi* land mainly grows rice of not very good quality whilst the *Hail* grows good maize, wheat and Goji, which are valuable crops. I therefore propose one rate for both classes of soil; this rate of five rupees an acre is a very great increase on that imposed at last settlement but this is warranted by the very much higher standard which has been adopted in classifying *Hail* in the present record.

I propose to take a slightly higher rate for *Warhal I* than that given by the produce estimate and in doing so I have made allowance for the probability that normal failure is less than that recorded in the cropping returns of the selected years. The increase on the last settlement rate is only from Rs. 2/6/0 to Rs. 2/10/0, or 11 per cent; and it must be remembered that the soil now recorded as *Warhal I* probably includes much which was *Hail* according to the standards obtaining when the rate of Rs. 2/6/0 was imposed.

In *Warhal II* and *Thangar I* follow the proposals given in the report; these are far above those given by the produce estimates though less than those of the cash-rent estimate. The *Warhal II* rate is 16 per cent. higher than that employed at last settlement which is no heavy rise, especially if I am correct in believing that about one fifth of this land is of a class which was included in *Warhal I* in the old record. The *Thangar* rate is slightly lower than that already in existence, and, in view of the statistics, some decrease is essential; I regard this rate as a heavy one and would have proposed only ten annas instead of twelve had not the Settlement Officer strongly advocated the adoption of the latter rate. The area affected is only 860 acres, so that whatever rate be adopted the result on the final assessment is negligible.

15. In the Kandi circle I recommend the circle rates proposed Kandi Circle rates.
(Paras. 54, 55 of Report.) in the report for adoption without any amendment, they are compared with relevant data below.

Detail.	Rates per acre cultivated.					
	Hail Abi.	Abi.	Hail Barani.	Warhal I	Warhal II	Thangar
Last Settlement	...	4/—	3/3/—	1/9/—	1/3/—	0/13/—
Jammu Maidani	8/—	5/8/—	4/12/—	3/—	2/—	
Cash Rent Estimate	...	...	3/3/6	1/10/9	1/7/8	1/71/
Produce Estimate	6/—	5/7/4	4/13/11	3/1/8	1/8/8	0/11/5
Ditto. Revised	6/2/3	5/7/4	4/10/6	3/0/6	1/13/1	1/1/10
Recommended	10/—	6/—	4/4/—	2/6/—	1/6/—	0/12/0

The proposal to assess the small areas of Hail-Abi and Abi lands considerably above the rates given by the estimates is based on the fact that they are situated in Jammu Khas and grow fruit and vegetables which are of far greater value when grown there than that assigned to them in the produce estimate. The harvested crops on these two areas are shown in the margin and the assessments of 70/- and 558/-

	Hail-Abi.	Abi.	which result from the application
Cultivated area	7	93	of the proposed rates cannot be
Vegetables matured	7	6	considered excessive in view of
Fruit matured	0	89	the great profit which can be
Wheat matured	1	0	made from fruit and vegetables
Total	8	95	raised actually in the city. These

particular lands are comparable with those of the Nauabad area of the

Maidani tract and should be assessed according to the same standard.

On other soils the rates proposed are less than the produce estimate rates by the percentages shown in the margin. In view of the

Hail.	8.2	inflated rents which only benefit a small
Warhal I.	21.6	proportion of the revenue payers, and which
Warhal II.	24.4	have affected the produce estimate, and in
Thangar.	32.7	view of the insufficient allowance for failure

made in the crop statistics, I regard this decrease from the calculated rates as necessary. The cash rent estimate, though a frail guide on which to rely, indicates that the proposed rates are not too low. The rates adopted at last settlement and those adopted recently in the adjoining but infinitely superior Maidani tract also point in the same direction. I do not think that further argument is necessary except, perhaps, in the case of Thangar; the rate of twelve annas proposed is the same as in the Pahari circle, far more crops are raised on this soil than in the Pahari but the soil is no better and this cropping is merely the result of the efforts of a large population to extract all it can from the soil; this land is on the economic verge of cultivation and cannot repay its owners if a full assessment is imposed and to do so might result in the cessation of that extension of cultivation which is the most satisfactory feature of the agriculture of the tract under report.

16. Part of the cultivated area consists of unauthorised "nautor" ^{Results. (Parae 53, 56 57 of Report.)} which has to be excluded from assessment, yet another part is in the possession of various State Departments and will be assessed to revenue which will not be collected.

The detail of these areas and the demand given by circle rates is as follows:—

	Hail Abi	Abi.	Hail Barani	Warhal I.	Warhal II.	Than- gar.	Demand at circle rates.
PAHARI.							
Nautor, unassessed	...	1	22	73	108	40	485—2—0
State property	...	...	...	10	...	...	26—4—0
Remainder	...	18	2078	6883	4324	820	35108—6—0
Total	...	19	2100	6966	4432	860	35619—12—0
KANDI.							
Nautor, unassessed	...	3	61	125	448	166	1314—10—0
State property	...	89	2	11	...	...	568—10—0
Remainder	7	1	2910	11323	7274	1104	50165—6—0
Total	7	93	2973	11459	7722	1270	52048—10—0

It is impossible to predict how much of the ultimate demand will fall on State property and be irrecoverable, as this depends upon the final village "bachh".

The remainder of this paragraph will refer to the assessed area and exclude the area of "Nautor"

The former demands, the proposals in the report and my own proposals are embodied in the following statement:—

	Pahari	Kandi	Total
	Rs.	Rs.	Rs.
1. Demand announced at last settlement	33547	45197	78744
2. Existing demand	33539	45710	79249
3. At circle rates proposed in report	33503	50734	84237
4. At circle rates proposed in review	35135	50734	85869
5. Proposed in the report	33535	50779	84314
6. Now proposed	35560	51040	86600

It will be seen that very little adjustment of the old demand was made during the currency of settlement on account of decrease and extension of cultivation.

My proposals which are based on the individual village assessments, mentioned in the following paragraph, come to a total of Rs. 86,600 which is Rs. 731/— higher than the demand given by the circle rates which I have recommended.

The increase over the existing demand is 6.0 per cent in the Pahari, 11.6 per cent in the Kandi and 9.3 per cent in the aggregate.

The proposed demand amounts to 102.3 per cent of the calculated State share in the Pahari and to 89.1 per cent in the Kandi, but the proportion of the total produce absorbed is very nearly the same in the two circles, viz. 17.9 and 16.9 per cent respectively. Full reasons for going above and below the theoretical State share have been given in the preceding paragraphs; the statistics however do not reveal any adequate reason for taking a smaller proportion of the gross produce in the Kandi than in the Pahari, but this has been necessitated by the existing distribution of the present demand. In the Pahari circle the proposed demand can be imposed by taking moderate increases in the great majority of villages, in the Kandi however the inequality of the present demand is such that a very large proportion of the increase must be collected from a comparatively few villages. Hence though I think the proposed demand is fuller in the Pahari than the Kandi, it would be a matter of more

difficulty to distribute any further increase over the latter circle than the former.

17. After reading the report and before examining the statistics in detail I inspected the tract in a tour during the course of which I visited over 95 per cent of the villages and was able to gather something of the position and circumstances of the remainder. I then noted rough demands for each village based on their condition without any undue regard to a preconceived set of rates, afterwards I modified them after a careful examination of the statistics and the demands suggested by Chaudhri Chattar Singh and the Settlement Officer. I believe that some such method is the only course to adopt in order to prevent a mechanical distribution of the demand in hill tracts where assessment circles are anything but homogeneous. In such tracts I attach much greater weight to the results of such an inspection than to statistics however carefully prepared. In the absolutely homogeneous assessment circles of the Punjab plains a Settlement Officer is required to give no explanation for assessing a village above or below rates to the limit of 25 per cent and he can go beyond that limit if he shows adequate cause. Far greater latitude must be given in assessing hill tracts where cultivation of the richest and poorest descriptions may exist almost side by side.

I find that Chaudhri Chattar Singh had not recognised his freedom in this respect, and had proposed individual village demands approximating very closely to those given by his rates and not sufficiently reflecting the comparative circumstances of the villages. This is an error of inexperience but in view of the paramount importance of the distribution of the demand, it was an error which necessitated very careful correction, and this has accounted for the considerable delay between the submission of the report and of this review.

A high demand well distributed will cause far less resentment and will be collected far more easily than a light demand inequitably spread over villages.

One result of the Chaudhri's mechanical assessment was that it involved enormous increase and decrease in particular villages and on examination these were found to be the worst and the best villages respectively, indicating that the previous demand had been distributed in accordance with their capacities.

The individual village demands I now propose are incorporated in a revenue register which accompanies this review; I have not hesitated

to depart very widely from the demands given by circle rates where circumstances showed that it was necessary and in consequence it is only natural that the total of the village demands should not be exactly equal to the total given by the rates I have proposed for adoption.

Personally I regard those individual demands as the true basis of the assessment and the statistics in the report and review as checks thereon, rather than the reverse.

18. I fully agree in the view that no assessment should be imposed upon waste lands. The open waste provides scanty grazing scarcely sufficient to justify the imposition of the "Kah charai" tax, and cannot bear any direct assessment in addition. The *Araks* are scarcely sufficient in the Pahari and totally insufficient in the Kandi to meet the needs of the *zamindars*, the produce from them is very rarely, if ever, sold, and they have never been assessed before; I consider that every encouragement should be given to their holders and that it would be a mistake to assess them.

The total area of *Kharkana* is only 16 acres and I agree that it does not merit assessment.

Out of 173 water mills in the tract only 117 are capable of assessment; it is reported that these only work for a few months in the year and are not financially profitable. In view of the sanction accorded to Mr. Stow's proposals in paragraph 43 of the report on the Maidani Tract of this Tahsil, I agree that no assessment should be imposed.

In connection with the proposals in paragraph 62 regarding "Kahcharai" the Settlement Officer should carry out a careful enumeration of all animals and send up the proposed demand for sanction; a general remission of 25 per cent below rates has been allowed throughout the Jammu Province, and, in view of the poor grazing facilities in the Kandi, he should consider whether this is sufficient for that circle when making his proposals

19. I agree with the proposals in the report regarding these three matters; the term of Settlement in the Maidani portion of the Tahsil has been sanctioned as twenty years with effect from Kharif 1981 and will therefore expire with the Rabi harvest of Sambat 2000, this settlement should also expire at the same time, and commence from Kharif 1982.

Other Miscellaneous Assessments
(Paras. 58, 62, 63, 64 of Report)

Cesses, Instalments and Term of
Settlement.
(Paras. 66, 68, 71 of Report)

IV MISCELLANEOUS.

20. Lists of villages subject to riverain action will be submitted in due course. In the past no remission of revenue has been granted in cases where diluvion has occurred in villages not included in such lists; in the future it should be the duty of revenue officials to report all such cases so that the lists may be amended as occasion arises.

Diluvion and Alluvion.
(Para. 59 of Report.)

21. The area referred to as *Nautor Najaiz* is composed of plots, broken up from State lands since 1972, or in which proof of earlier possession is not forthcoming, occupancy rights in *Nautor* of earlier date has been granted to those in possession. The details of the area are given in paragraph 16 of this review. Under existing orders the holders are liable to ejection. The whole subject of *Nautor* is a complicated one arising from the fact that waste lands were recorded as either *Khalsa* or *Shamilat* according to no definite scheme at last settlement. It appears that large patches of waste were recorded in many cases as *Khalsa* by the orders of the superior staff, but that owing to small patches of waste among cultivated lands having not been measured under a separate field number these also came into the record as *Khalsa* lands. Thus where a *Khad* passes through cultivated proprietary land and thereafter passes into a big area of waste, it and the waste were often recorded in one number which was described as *Khalsa*; the entry may have been justifiable as regards the big area, but certainly not as regards the part of the *Khad* running between proprietary land. The result is that any cultivation in the *Khad* is treated as *Nautor Najaiz*.

"Nautor"
(Para. 61 of Report.)

My own view is that a responsible officer should be empowered to distinguish such areas from true State lands and to declare them to be *Shamilat* by mutation. This would dispose of the *Nautor* controversy finally, and would render the orders regarding ejection both capable of compliance and free from hardship. The difficulty of course is in choosing an officer to whom such powers can be safely entrusted.

The orders already passed legalising *Nautor* up to a certain date, do not distinguish between beneficial and harmful cases and have resulted in a few cases in the grant of occupancy rights in the areas which it was to the State's interest to retain. They have however been put into force beyond recall.

A much more serious objection to the present orders is that they have been interpreted to necessitate the ejection of men who have

enclosed "Araks" in State waste. I draw attention to my remarks in paragraph 5 of this review and recommend that orders be passed stopping ejection from "Araks" until rules have been framed regarding them. As the basis of such rules I would suggest:—

- [1] Permission be granted for the enclosure of Araks in State waste not in the actual possession of the Forest Department.
- [2] That the enclosers be allowed to cut wood and grass therefrom as long as they maintain the growth of timber at a better standard than obtains in adjoining unenclosed waste
- [3] That they be liable to ejection only [a] for failing to maintain the growth at a better level than in adjoining unenclosed waste, [b] on application by owners of the village and proof that the enclosure is prejudicial to common interests, and [c] when the area is required by the Forest or other State Department.
- [4] To safeguard the enclosures from loss due to ejection under (3-c) they be allowed to cut half the timber when so ejected.

I believe that some such simple rules would lead to the extension of Araks to the great benefit of the people and the State, and might eventually relieve the Forest Department of control in some areas which they can never work as a paying proposition.

22. Paragraph 36 of the report deals with damage caused to crops by wild animals; monkeys are very common in many parts of the Pahari circle, and jackals everywhere, but the ravages of these animals can be prevented from becoming excessive by exercising a watch at specified seasons only. Much more serious is the damage caused by "Tridda" — a kind of grasshopper — which cannot be combated, and by *Nilgai* which is confined to no particular season and demands constant vigilance from the time of sowing until the crop is harvested. Luckily this last pest is not spread all over the tract, the *Nilgai* prefers level country and its depredations here are far less than in the "Maidani" tract; but yet it is a serious menace to agriculture and particularly so in the level "That" of the Kandi, and the level areas of the Jandrah Jagir and the Tawi "amphitheatre" in the Pahari. It is to be hoped that the days wherein this useless animal is allowed to harass the farmer and destroy the resources of the State are now numbered.

Rakhs afford sanctuary to many animals that prey upon agricultural produce, they are maintained for a variety of purposes and there seems

to be little reason why shooting should not be permitted in those which are not meant as game preserves.

23. The report is incorrect in proposing separate rates of *Malikana* for irrigated and unirrigated lands on the analogy of the rates sanctioned for the Maidani tract, those rates were applied to "Nahri soil" to "soils other than Nahri" and were as follows:—

Malikana.
(Para. 69 of Report.)

Class of tenant.	I	II	III	IV	
Nahri soil	4	4½	5	5½	annas per rupee of
All other soils	3	3½	4	4½	land revenue.

Although they have been adopted in Sri Ranbirsinghpura Tahsil and in the Maidani tract of this tahsil I cannot recommend them for adoption here for three reasons:—

- (1) Unless the proviso to sub-section 1 of section 28 of the Tenancy Regulation is especially extended to this tract, for which no adequate reason exists, they exceed the maximum possible for classes I and II. The maximum rates given in section 28 of the Regulation are 2, 4, 6 and 8 annas per rupee of land revenue for the four classes.
- (2) They are incomplete in that they provide no additional malikana to be paid by tenants of grade B as defined in section 3 of the Regulation, and hence leave the tenant of grade A without any form of benefit from his rights.
- (3) The tract is not similar to the tracts to which these rates have been applied, and they would impose too great a burden on the tenants of this unproductive hill country.

The rates which I do propose are as follows:—

Class of tenant.	I	II	III	IV	
Nahri soil	1½	3	4	5	annas per rupee
All other soils	1	2	3	4	of land revenue.

Additional malikana for
grade B tenants on all soils. 1 1 1 1

In framing these rates I have allowed one half the maximum admissible, with slightly more on Nahri land.

Should any owner consider that the rate is less than his due he will be able to sue for enhancement. As the rights of many tenants are now being fixed for the first time it is necessary to fix an initial *Malikana* in cases where this has not been done before, but I do not think it advisable to impose the maximum. If however any tenant is already paying a *Malikana* higher than that proposed he will, of course, be entitled to no reduction.

24. The Thakur Rajput Jagirdars of Jandrah, Saruinsar, Raipur, Aghor and Kheri Dudial were given the privilege of collecting their revenue in kind, at fixed shares of the gross produce, at last settlement. This has resulted in serious disputes between the Jagirdars and landowners and in recent years the State has had to give its assistance in the collection of the grain. A special Committee was constituted to examine the claims of the Jagirdars and owners in this connection and its report has recently been submitted together with a note by me. It is to be hoped that this archaic system will now be discontinued and the owners allowed to enjoy the same rights and privileges as they enjoy throughout the State except in these particular Jagirs. I recognise however that the much needed change will involve some loss of income to the Jagirdars, and have made very liberal proposals on their behalf in the files dealing with revision of assignments of revenue; I trust that these privileged assignees will again be treated in a generous manner but that this will be done at the expense of the State instead of at the expense of the landowners who are entitled to equal treatment with other owners throughout the State.

The nominal assessment of revenue on these Jagirs at last settlement was a high one, and, whilst recognising that the change from batai to cash collections should be associated with a full cash assessment, I have not been able to propose much increase over the former nominal demands.

My draft village assessments show the following results in the Pahari circle; Jandrah Jagir, assessed at an average of 15 per cent above circle rates but giving an increase of only 1 per cent over the present demand; Saruinsar Jagir, assessed at 8 per cent above rates giving an increase of 7 per cent; the remainder of circle, assessed at 4 per cent below rates but yielding an increase of 8 per cent.

In the Jandrah Jagir 22 out of the 24 villages show a decline in cultivated area since last settlement, and in the case of 10 villages this decrease is over 20 per cent; similarly in the Saruinsar Jagir 14 out of the 19 villages show a decrease which is over 20 per cent in four cases. These facts are partly due to the system of revenue collection being prejudicial to agriculture, and it is from them that the inability to take a more substantial increase arises. Under a fixed cash assessment an extension of cultivation in these Jagirs may be expected.

Jagir and Muafi files have been prepared for the whole tahsil

and are now passing through my hands and will shortly be submitted for orders.

25. Chaudhri Chattar Singh draws attention to the good work of S. Sohan Singh, Extra Settlement Tahsildar, and of Th. Munshi Ram, Munsarim, and I endorse his remarks. The Chaudhri himself has written a most creditable report, which gives all the necessary information and contains the result of careful thought. The report is too diffuse and repeats unnecessarily long extracts from the statements attached to it, but this is usual in a first effort; I think that in respect of yields and individual village assessments the work falls below the standard it attains in general, but the first fault is due to the absence of experimental results and the second is purely one of inexperience; I had no opportunity of visiting the tract whilst the report was being written and hence Chaudhri Chattar Singh had to draw it up without assistance and could not be expected to grasp all points for the full appreciation of which years of settlement experience are necessary.

Notice of Officers.
(Para. 72 of Report.)

(Sd.) L. MIDDLETON

SETTLEMENT COMMISSIONER, AND

DIRECTOR OF LAND RECORDS,
Jammu and Kashmir State.

Dated 23.2.1925.



**Office of the Revenue Member,
JAMMU & KASHMIR STATE COUNCIL**

**Review on the Assessment Report of the Kandi
Tract of the Jammu Tahsil, Sambat 1981.**

The Assessment Report of the Kandi Tract has been prepared by Chaudhri Chatter Singh, Wazir Wazarat and Assistant Settlement Officer. The Settlement Commissioner has, therefore, dispensed with a review by the Settlement Officer the latter officer has, however, been freely consulted by the Settlement Commissioner in writing his Review. Mr. Middleton submits the report with his own Review with a synopsis of points requiring orders, and remarks that as Chaudhri Chatter Singh was not connected with the operations at an early stage he lacks some of the special knowledge so essential to an assessing officer, which could only be obtained during the progress of measurement work. Consequently the Settlement Commissioner's Review has materially revised Chaudhri Chatter Singh's assessment proposals. It may be noted however that (as also observed by Mr. Middleton) Chaudhri Chatter Singh has brought to bear his knowledge of local conditions of the country in his discussion of general questions. The Settlement Commissioner's review is very exhaustive. It will therefore serve no useful purpose to reproduce what has been explained by him in detail, I generally agree with the Settlement Commissioner and have given my opinion on each point of the synopsis enclosed herewith. I shall, therefore, confine my observations to the following important points only:—

2. I share the doubts of the Settlement Commissioner whether the Forest Department will ever be able to cope successfully with the large expanses of almost treeless waste which have been demarcated as Forests. As recommended by the Settlement Commissioner the formation of Araks by individual landholders should be encouraged provided they are not troublesome encroachments on the right of other less pushful Zamindars. The growth of communal forests should also be encouraged as already decided by His Highness in Council. The Settlement Commissioner should prepare a complete set of rules for the preservation and encouragement of both Araks and communal *jungles* for the orders of the Darbar.

Natural Vegetation.
(Para 5 of Review, Para 8 of Report.)

3. Jammu is the only important market in this tract which is tapped by the Banihal Cart Road, Jammu-Samba Road, Jammu-Akhnoor Road — The metalling of Jammu-Akhnoor Canal Road will be useful and the matter is already under consideration in the Public Works Department Branch. The question of Akhnoor—Mirpour—Poonch Road is also being discussed now on the correspondence started by the Poonch Administration. As regards the minor Road Cess Roads it may not be possible to allot larger funds but those that are available should be more usefully expended on selected difficult portions and stretches as suggested by the Settlement Commissioner.

4. It cannot but be frankly admitted that the large arrears of Abiana and land revenue during past years have been a disgraceful feature of the land revenue collection system. Many factors seem to have contributed to the hopeless state of these collections. Supineness of some Revenue Officers is largely responsible: next comes the fact of an illiterate Wasilbakinawis' having held the post for a long time doing practically nothing in keeping revenue accounts but sticking to his post like a limpet to the rock by his pandering nature. Then comes the factor of the non-existence of the Tahsil Treasury and the long distance of the Saddar Treasury from the Tahsil Head Quarter. For some unscrupulous Lambardar it was not difficult to secure Arz Irsals of the Revenue demand of his village duly registered at the Tahsil but instead of paying it in the Saddar Treasury going home with the money and keeping it wholly or partly. Similar causes have more or less been responsible for huge arrears Abiana.

The defects are gradually being removed. A special Settlement Tahsildar has remained on this duty during the last year, and many accounts have been submitted for being written off. Many outstanding arrears due to the *Lihaz* of big men have been recovered. The Tahsil Accountant is made to compare his notes daily or at least weekly with the Saddar Treasury Accountant to catch any unscrupulous Lambardar in time. The placing of the Irrigation Branch under the control of the Revenue Member is sure to go a long way to prevent abiana arrears. It has been the general practice in the State to start the new assessment with a clean slate by writing off all arrears of village accounts. On the grounds mentioned above it is not considered wise to follow the old practice. Efforts are, therefore, being made to realise every pie of the State dues which can be recovered without entailing undue hardship to the peasantry. I would, however, recommend the Wazir Wazarat Jammu and the Settlement Officer, Jammu should be held responsible to settle all outstanding accounts either one way or the other before the year 1982 closes.

5. The fast decline of population amongst some Hindu tribes is vividly described by Mr. Middleton and I endorse every word which he has said in this respect. He is perfectly right in holding that were it not for the Gujar population coming to the rescue vast areas assessed to Revenue would have ere long turned into Banjar lands. I understand the matter is being dealt with by the Law Member on the representations of the local non-official bodies. The decline of population is not confined to the tract under report but forms the common feature of the Pahari tracts of the other Tahsils and it is high time for the State to help the people in their trouble if it cares to preserve a population which has hitherto been the chief source of recruiting for its army.

6. The Settlement Commissioner is quite right in eliminating income from transport animals and milch cattle from consideration in assessing Land Revenue. There is separate direct Kahcharai tax on transport animals while milch cattle are exempt.

7. The Settlement Commissioner notes that part of the cultivated area consists of unauthorised Nautor which has to be excluded from assessment; yet another part is in the possession of various State Departments, which will be assessed to revenue which will not be collected. The demand given by circle rates on these areas is as follows:-

Circle	Nautor unassessed.	State Property.	Remainder.	Total.
Pahari	485/ 2/-	26/ 4/-	35108/ 6/-	35619/12/-
Kandi	1314/10/-	568/10/-	50165/ 6/-	52048/10/-
Grand Total	1799/12/-	594/14/-	85273/12/-	87668/ 6/-

The ultimate demand falling on State Property and so irrecoverable, will depend on the final village Bachh.

Leaving out the area of unauthorised Nautor the following table gives the former demand, the proposals in the report and those proposed by the Settlement Commissioner:-

	Circle.		
	Pahari.	Kandi.	Total.
Demand announced at last Settlement.	33547	45197	78844
Existing demand	33539	45710	79249
At Circle rates proposed in Report	33503	50734	84237
At Circles rates proposed in Review.	35135	50734	85869
Proposed in Report.	33535	50779	84314
Now proposed by the Settlement Commissioner	35560	51040	86600

The Settlement Commissioner remarks that his proposals which are based on the individual village assessments come to a total of Rs. 86,600/- which is Rs. 781/- higher than the demand given by circle rates. The increase over the existing demand is 6 per cent in the Pahari, 11.6 per cent in the Kandi and 9.3 per cent in the aggregate. The Settlement Commissioner has given full reasons for variations from theoretical State share. I agree to the demand proposed by the Settlement Commissioner.

8. The Settlement Commissioner reports that after reading, the Distribution of the demand.
(Para 17 of Review.) Report and before examining the statistics he inspected these tracts in a tour during the course of which he visited over 95 per cent of the villages. He noted rough demands for each village based on the conditions. Afterwards he modified them after a careful examination of statistics and the demand suggested by Chaudhri Chatter Singh and the Settlement Officer. The Settlement Commissioner rightly observes that some such method is the only course to adopt in order to prevent mechanical distribution of demand in hill tracts where assessment circles are anything but homogeneous. He further remarks that in homogeneous assessment circles of Punjab plains a Settlement Officer is required to give no explanation for assessing a village above or below rates to the limit of 25 per cent and he can go beyond that limit if he shows adequate cause. The Settlement Commissioner represents that far greater latitude must be given in assessing hill tracts where cultivation of the richest and poorest description may exist almost side by side. The burden of the Settlement Commissioner's note is that Chaudhri Chatter Singh, not recognising his freedom in this respect, had proposed individual village demands approximating very closely to those given by his rates and not sufficiently reflecting the comparative circumstances of the villages.

The Settlement Commissioner adds that this may be due to inexperience but it was an error which necessitated very careful correction, causing considerable delay in submission of Review. The result of Chaudhri Chatter Singh's mechanical assessment was that it involved enormous increase and decrease in particular villages while on examination these were found to be the worst and best villages respectively.

I agree with the Settlement Commissioner that distribution of demand over individual villages should not be mechanical but should reflect local conditions and the capacity to pay. It is true that these individual demands are the basis of assessment and the statistics checks

thereon, rather than the reverse. The Settlement Commissioner has incorporated the individual village demands proposed by him in a Revenue Register. The totals in this Register are as below:—

Circle.	By Circle Revenue rates.	Proposed by the Settlement Commissioner.
Kandi	50734	51040
Pahari	35135	35560
Total	<u>85869</u>	<u>86600</u>

There are not considerable variations in totals between Revenue circle rates and the villages assessment. But there are considerable villagewar variations.

9. I agree with the view that no assessment should be imposed upon waste lands. The open waste provides scanty grazing not fully justifying even the imposition of Kahcharai tax, and cannot bear any direct assessment in addition. The *Araks* are already quite insufficient. They were never assessed before. They should be encouraged. It would be a mistake to assess them.

The total area of *Kharkana* is only 16 acres, too insignificant to assess. I agree that it need not be assessed.

Out of 178 water mills in the tract only 117 are capable of assessment. It is reported that these only work for a few months in the year and are not financially profitable. The Settlement Commissioner recommends that in view of the sanction accorded to Mr. Stow's proposals in Paragraph 43 of the Report on Maidani tract no assessment should be imposed upon water mills.

As regards Kahcharai separate proposals are promised after careful enumeration of animals.

10. I agree to the proposals made in the Report and Review. The term of Settlement of Kandi tract should also expire with Rabi harvest S. 2000 when the Maidani settlement will also expire.

11. The question of Nautor *Najai* is no doubt a complicated one. I am inclined to agree to the view that much of the land recorded as Khalsa is Shamilat Deh. The Settlement Commissioner proposes to distinguish real Khalsa land or that required for State or public purposes from Shamilat Deh by deputation of a capable officer. On such distinction necessary

entries be made by mutation. As regards Araks I have already expressed my view that they should be encouraged rather than that the enclosers, should be ejected. The Settlement Commissioner will be asked to make a separate proposal.

12. The question of damage caused to crops by Nilgai and other wild animals is under separate consideration and proposals will be submitted to the Darbar separately.

Rakhs and Damage to crops.
(Para 22 of Review and 38 and 60 of Report.)

13. I agree with the Settlement Commissioner in the view that it is not correct to propose separate rates of Malikana for irrigated and unirrigated land on the analogy of rates sanctioned for Maidani tracts as in the latter case the rates were applied to Nahri and other than Nahri soil. I recommend the Malikana rates proposed by the Settlement Commissioner.

Malikana.
(Para 23 of Review and 69 of Report.)

14. The question of collection of assigned revenue in kind by the Thakur Jagirdars is being separately dealt with and will be shortly submitted for the orders of the Darbar. I agree with Mr. Middleton that the Zamindars' interests must be protected by the State in order to remove their harassment under an archaic system of collections in kind. On the other hand I would emphasise the necessity of preserving the Izzat of the yeomanry, especially the Jagirdars of Jandrah whose forefathers freely gave their lives on the battle-fields to preserve the Izzat of the Raj in times gone by.

Jagirs, Mutsis.
(Para 24 of Review and 13 of Report.)

Nothing is more distressing than to find that the very houses and small strips of lands attached to them which have been in the uninterrupted possession of these Jagirdars for long years were entered in the records of the Regular Settlement as tenancies-at-will. It is true that these simple yeomen failed to realise the altered conditions ushered in the civil administration of the State a few years before the eve of the regular settlement. Still believing in their old code of honour the Jagirdars of the time disdained to put in their appearances before the Settlement Officials whose wounded dignity could not but retaliate in depriving the Jagirdars of even their just rights. I would recommend that the Settlement Officer should, while submitting the Jagir files, submit his report as to how far it has been possible for the Settlement Department to remedy this defect in the records of the 1st regular Settlement of the Jammu Tahsil.

15. I endorse the remarks of the Settlement Commissioner about individual officers' work especially of Chaudhri Chattar Singh whose industrious work has been praised by Mr. Middleton. The results of his first attempt in writing the assessment report are very hopeful.

I have great pleasure in bringing to the notice of His Highness the Maharaja Sahib Bahadur in Council, the exhaustive review written by Mr. Middleton whose ripe experience of settling some Tahsils of the Kangra District (many tracts of which are akin to this tract of the Jammu Tahsil in more than one respect) has been of immense value in correcting the data of Chaudhri Chattar Singh's report. By his extensive tours of the villages and his close study of their conditions he has succeeded in bringing about a very judicious distribution of demand.

16. Both the Report and the Review are silent about the duration of the period the Settlement of the whole of the Jammu Tahsil has taken. I do not think it has been less than 8 or 9 years or a bit more. The causes are many. In the first place it is the non-existence of that supervising agency—the Revenue Assistant—which is prolonging the operations. This has been explained at length in my reorganisation proposals and it is hoped it will soon be settled along with the question of the new department of the Director of Land Records. The detachment of Rai Sahib Pandit Ram Dhan, late Settlement Officer Jammu, for a long period for the work of the Kashmir Settlement is the other. The Settlement Operations in this Tahsil were started during the early years of the Great European War, the Settlement staff had to leave their work in order to carry on the zealous campaign of recruiting after their Ruler's appeal for more man power, and the last but not the least of these causes is the Census of 1921 which generally demanded much time of the Patwar and Field Qanungo and Munsarim's staff.

Dated Jammu,
the 12th May 1925. }

(Sd) JANAK SINGH

Revenue Member,

Jammu and Kashmir State Council.

ASSESSMENT REPORT 1981 OF JAMMU TAHSIL, KANDI TRACT.

Synopsis of points requiring orders.

Serial No.	Points.	Paragraph of the Assessment Report	Brief Report and Recommendations of the Assistant Settlement Officer.	Paragraph of the Settlement Commissioners' Review.	Opinion of the Settlement Commissioner.	Remarks of the Revenue Member.	Orders of the State Council.
1	2	3	4	5	6	7	8
1	Assessment Circles.	10	Old Kandi Circle to be retained with slight modifications due to revision of boundaries of the Maidani Tract. Old Pahari and Darun circles to be combined into one circle known as Pahari.	3	Assessment Circles now fixed are suitable; but their variable nature necessitates a very careful distribution of the demand over villages.	Agreed.	
2	Classes of Soils.	17	Ten classes of soils have been recorded in the measurement papers and have been grouped for assessment purposes as follows:- I. 1. Abi. II. 2. Gora Hail Abi. III. 3. Gora Hail Barani. 4. Gora Hail Nahri. 5. Chabi. IV. 6. Warhal I. 7. Sailab. 8. Nahri. V. 9. Warhal II. VI. 10. Thangar.	8	The classification adopted and its grouping for assessment purposes are suitable. The classification now adopted is at a higher standard than at last Settlement.	Both classification and its grouping are agreed.	

3	Prices.	41	Commutation prices adopted are given in para 41 and may be accepted; they were approved in Settlement Commissioner's letter No: 3203, dated 7-8-1924.	12	The commutation prices have already been sanctioned by the Settlement Commissioner and may be accepted.	Prices are fair and agreed.
4	Yields.	44	Material for estimating yields is meagre. Suggests adoption of those embodied in Statement No; IX-A.	12	Gives detailed reasons for disagreeing with the Assistant Settlement Officer and proposes yields specified in a table given in para 12. of the Review.	Reasons given by the Settlement Commissioner for modifying yields are convincing and the proposed yields given in para 12 of Settlement Commissioner's Review are agreed.
5	Value of Zabti crops.	44	Suggests adoption of values given in Statement No: IX.B.	12	Agrees but considers that the values given for fruits and vegetables are unnecessarily low.	Agrees with the Settlement Commissioner's views.
6	Gross Produce.	45	Calculates the value of the gross produce to be Pahari Rs. 1,91,499 Kandi Rs. 2,96,261 <u>Rs. 4,87,760</u>	13	Owing to the adoption of higher yields, calculates the value as Pahari 1,98,528 Kandi 3,01,635 <u>5,00,163</u>	Agrees with the Settlement Commissioner.
7	Kamins dues.	46	Calculates these to be 5.3 per cent and 6.7 per cent of the gross produce in the Pahari and Kandi circles respectively.	13	Agrees.	Agrees.

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8	State Share.	47	Calculates this as being Rs 33,512, or 17.3 of the gross produce in the Pahari circle and Rs. 63,400 or 21.4 per cent of the gross produce in the Kandi circle.	13	Calculates the correct figures to be:— Pahari Rs. 34,742 or 17.5 per cent Kandi Rs. 64,550 or 21.4 per cent.	Agrees with the Settlement Commissioner.	
9	Revenue Circle Rates.	52	Proposes that these should be:— Hail Abi Kandi Abi 10-0-0 Gora Hail 5-8-0 6-0-0 Barani 4-4-0 Warhal I. 2-8-0 2-6-0 Warhal II. 1-6-0 1-6-0 Thangar 0-12-0 0-12-0	14 and 15	Agrees as regards the Kandi but proposes the following for the Pahari Abi 5-0-0 Gora Hail Barani 5-0-0 Warhal I 2-10-0 Warhal II 1-6-0 Thangar 0-12-0	Agrees with the Settlement Commissioner.	
10	Assessment proposed.	53	Proposes an assessment of Pahari Rs. 33,535 Kandi Rs. 50,779 <u>84,314</u>	16	Proposes:— Pahari 35,560 Kandi 51,040 <u>86,600</u>	Agrees with the Settlement Commissioner.	

11	Assessment of waste land.	58	Gives reasons for not assessing waste land	18	Agrees.	Agrees.																														
12	Khar kawa.	63	This class of soil only covers 16 acres and need not be assessed.	18	Agrees.	Agrees.																														
13	Water Mills.	64	There are 173 mills of which 54 are the private property of His Highness and 2 are under the Irrigation Department. The remaining 117 only work for short seasons and should not be assessed.	18	Agrees.	Agrees.																														
14	Cesses.	66	Present cesses, i. e. lambardari 5-0-0, patwar 4-4-0, road 2-8-0 and school 0-12-0 per 100-0-0 of land revenue should be continued.	19	Agrees.	Agrees.																														
15	Instalments.	68	Revenue should be collected in two equal instalments, i. e. Kharif from 15 Poh to 15 Magh. Rabi from 1 Har to 32 Har.	19	Agrees	Agrees																														
16	Malikana of Occupancy tenants.	69	The rates should be as in the Maidani tract; i. e. <table> <tr> <th>Class.</th> <th>Irrigated</th> <th>Unirrigated.</th> </tr> <tr> <td>I</td> <td>4 annas</td> <td>3 annas</td> </tr> <tr> <td>II</td> <td>4½</td> <td>3½</td> </tr> <tr> <td>III</td> <td>5</td> <td>4</td> </tr> <tr> <td>IV</td> <td>5½</td> <td>4½</td> </tr> </table>	Class.	Irrigated	Unirrigated.	I	4 annas	3 annas	II	4½	3½	III	5	4	IV	5½	4½	23	Gives reasons for disagreeing and proposes. <table> <tr> <th>Class</th> <th>Nahri</th> <th>Other Soils</th> </tr> <tr> <td>I</td> <td>1½</td> <td>1 annas per</td> </tr> <tr> <td>II</td> <td>3</td> <td>2 rupee of</td> </tr> <tr> <td>III</td> <td>4</td> <td>3 land revenue</td> </tr> <tr> <td>IV</td> <td>5</td> <td>4</td> </tr> </table> <p>With an additional malikana of 1 anna for Grade B tenants of all classes for all soils.</p>	Class	Nahri	Other Soils	I	1½	1 annas per	II	3	2 rupee of	III	4	3 land revenue	IV	5	4	Agrees with the Settlement Commissioner.
Class.	Irrigated	Unirrigated.																																		
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17	Term of Settlement.	71	Should be the same as in Maidani tract.	19	Should be from Kharif 1982 to Rabi 2000 inclusive so as to expire at the same time as in the Maidani tract.	Agrees with the Settlement Commissioner.	
18	Roads.	9	States that 15/- per mile allowed for upkeep of roads is inadequate.	6	Suggests that available funds should be spent on selected stretches and not distributed per mile. Urges the construction of a cart road along the foot of the Kandil from Pathankot to Mirpur and Poonch; also the metalling of the Jammu-Akhaur canal road.	The suggestion of the S. C. of spending meagre funds on selected stretches is very wise instructions will be issued to the Governor for acting upon this generally. The construction of the general Cart Road along the foot of hills is also under contemplation, so also metalling of the Canal road from Jammu to Akhnur.	
19	Cash assessment in Jagirs.	13	Committee's report on subject should be awaited.	24	Committee's report has been submitted. Strongly urges a cash assessment combined with liberal treatment of the Jagirdars in other matters.	What is desired is to maintain the Izzat of the Jagirdars and the necessary protection of the zamindars against harassment by the numerous co-sharer Jagirdars. The Committee's report is being submitted for the orders of His Highness.	
20	Arrears of Revenue.	14	Mentions that all cases are being dealt with on their merits.	7	Suggests the issue of strict instructions to Wazirs-i-Wazarat regarding suspensions, remissions & collection of arrears.	Agrees with the Settlement Commissioner.	

21	Infrequency and costliness of marriage amongst Rajputs and Thakkars.	29	Proposes that a Committee should be appointed to report on the causes of these evils.	9	Discusses the causes of the evils and brings them to the sympathetic notice of the Rajput Sabha, the State Council and His Highness.	Strongly urge to investigate the evil and take effective measures in this behalf (vide Para 5 of my Review)
22	Co-operative Banks.	29	Proposes that the number of banks should be increased.	10	Considers that efforts should be made to put the present banks in a flourishing condition before starting more.	Agrees with the S. C. after a bitter experience of starting Mushroom Banks in Kashmir which proved a source of trouble to zamindars and administration.
23	Alluvion and Diluvion.	59	States that list of villages subject to riverain action will be prepared.	20	Points out that remission for diluvion should be granted wherever it occurs and that the lists should be amended accordingly whenever necessary.	Agrees with the Settlement Commissioner.
24	Nautor.	61	Points out that 1047 acres of nautor cannot be recognised under existing rules, but considers they might be assessed and bring in 2000/— extra revenue annually.	21	Considers that these cases should be reconsidered and that a responsible officer should be empowered to mutate State waste as shamilat in which nautor would be assessed.	Agrees with the S. C. who should be asked to submit his detailed report for the orders of His Highness in Council.

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25	Araks.	...	nil	5 and 21	Considers Araks should be encouraged and suggests principles on which rules should be framed.	Agrees with the Settlement Commissioner who should be asked to put up a set of rules for orders of H. H. in Council.	
26	Kahoharai	62	Proposes that an accurate enumeration should be made before this tax is imposed at the sanctioned rates.	18	Agrees and proposes that the Settlement Officer should put up a detailed report after the enumeration.	Agrees with the Settlement Commissioner.	
27	Zaildars and their circles.	65	A separate report will be submitted.	...	Nil.	No remarks.	
28	State Rakhs.	...	nil	22	Shooting might be permitted in all Rakhs not used as Game preserves.	Question is being separately dealt with	
29	Education	70	Suggests cancellation of orders requiring zamindars to provide free buildings for primary schools and also suggests the foundation of zamindari scholarships for secondary education.	...	Nil The suggestions may be brought to the notice of the Educational Authorities,	This is a question of policy adopted by the State for the whole State.	

30	Notice of Officers.	72	Mentions the good work of S. Sohan Singh Settlement Tahsildar, and of Th. Munshi Ram Munsarim.	25	<p>Endorses these remarks and considers that Chaudhri Chatter Singh has written a most creditable report the shortcomings in which were inevitable owing to lack of experiential data and of previous Settlement experience.</p> <p style="text-align: center;">GANPAT RAI</p> <p style="text-align: center;">FOR SETTLEMENT COMMISSIONER AND DIRECTOR OF LAND RECORDS, <i>Jammu and Kashmir State.</i></p>	<p>Agrees with the Settlement Commissioner.</p> <p style="text-align: center;">JANAK SINGH</p> <p style="text-align: center;">REVENUE MEMBER J. & K. STATE COUNCIL</p>
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Extract from the Proceedings of a Meeting No: 19. Jammu and Kashmir State Council. held at Jammu on Sunday the 20-12-1925 at I. P. M.

27. Read:—

Revenue Department
Memo No: S-193 dated the
27/29th. May 1925, stating
that the Settlement Comm-
issioner submits the Assess-
ment Report of the Kandi
tract of Jammu Tahsil as
prepared by Ch: Chattar
Singh Wazir Wazarat and
Assistant Settlement Officer
Jammu together with his
Review and the synopsis of
points requiring orders of
the State Council copy
enclosed]

The Revenue Member
encloses a copy of his
Review on it and remarks
that he generally agrees to
the views expressed by the
Settlement Commissioner in
his Review which is very
exhaustive and gives all
necessary details. The
Revenue Member has noted
his remarks on the synopsis
of points also.

The Revenue Member
solicits sanction.

Note. The case was
circulated among the
Members of Council, copies
of whose opinions are en-
closed.

XXVII. Resolved:—

That Council accord Sanction to the recomen-
dation made by the Revenue Member in regard
to the Assessment Report of the Kandi tract
of the Jammu Tahsil. In regard to the decline
of the Rajput population in the hilly tracts the
Council direct.

1. That the Director of Medical services be directed to put up a proposal for an intensive campaign throughout the hilly tract with the object of stamping out venereal diseases.
2. That arrangements be made with the Rajput Sabha to immediately take up the marriage question and to form a small Committee which should tour in the hilly tract and submit its proposals after consultation with the people on the spot. This Committee should be assisted by the State in the matter of tents, carriage and travelling allowance.

Further:—

1. That instructions should be issued to the Co-operative Credit Department to specially organise their work in this tract and form Societies as soon as possible consistent with soundness, and.
2. That the Public Works Department be directed to put up proposals for the building of a metalled road from Jammu to Akhnur and the provision of a bridge over the Chenab at Akhnur.

Furthermore that a Report be submitted as soon as possible as to whether the deliberate injustice done to the Jagirdars of the tract by the Settlement employees, in entering as belonging to the Zamindars even the land upon which the houses of Jagirdars stand, has been rectified or not.

The appreciation of Council be conveyed to Ch. Chattar Singh for his good work and to Mr. Middleton for his very able & comprehensive report.